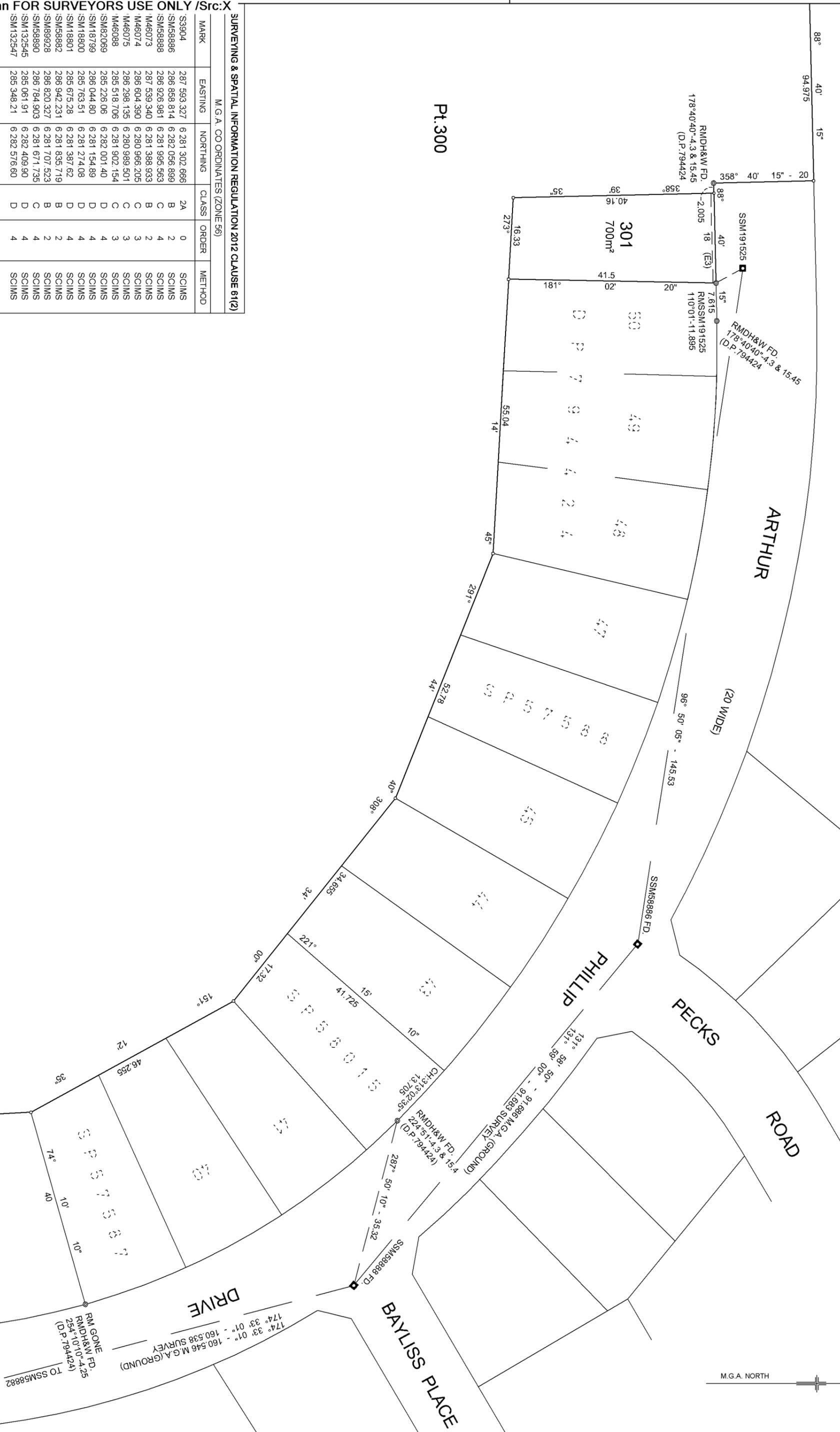


PUBLIC RESERVE  
"PEEL PARK"

(E3) EASEMENT FOR TELECOMMUNICATIONS CABLES 0.6 WIDE



Pt. 300

**SURVEYING & SPATIAL INFORMATION REGULATION 2012 CLAUSE 61(2)**  
M.G.A. CO ORDINATES (ZONE 56)

MARK	EASTING	NORTHING	CLASS	ORDER	METHOD
:S3904	287 593.327	6 281 302.666	2A	0	SCIMS
:SM58886	286 858.814	6 282 056.899	B	2	SCIMS
:SM58888	286 926.981	6 281 995.563	C	4	SCIMS
:M46073	287 539.340	6 281 388.933	B	2	SCIMS
:M46074	286 604.390	6 280 966.205	C	3	SCIMS
:M46075	286 298.135	6 280 989.501	C	3	SCIMS
:M46088	285 518.706	6 281 902.154	C	3	SCIMS
:SM82069	285 226.06	6 282 001.40	D	4	SCIMS
:SM18799	286 044.80	6 281 154.89	D	4	SCIMS
:SM18800	285 763.51	6 281 274.08	D	4	SCIMS
:SM18801	285 675.28	6 281 387.62	D	4	SCIMS
:SM58882	286 942.231	6 281 835.719	B	2	SCIMS
:SM89928	286 820.327	6 281 707.523	B	2	SCIMS
:SM58890	286 784.903	6 281 671.735	C	4	SCIMS
:SM132545	285 061.91	6 282 409.90	D	4	SCIMS
:SM132547	285 348.21	6 282 576.60	D	4	SCIMS
:SM165086	287 299.71	6 281 378.77	C	NA	CADASTRAL TRAVERSE
:SM185088	287 365.82	6 281 372.45	C	NA	CADASTRAL TRAVERSE
:SM191525	286 714.26	6 282 074.21	C	NA	CADASTRAL TRAVERSE

COMBINED SEA LEVEL AND SCALE FACTOR 1,000/150  
SOURCE M.G.A. CO ORDINATES ADOPTED FOR ESTABLISHED MARKS FROM S.C.I.M.S. 10 DECEMBER, 2015.

Surveyor: Iain Vincent Myers  
Vivide Morgan Surveyors  
Ph. 47215293. email: ianmyers@vmsurvey.com.au  
Date of Survey: 7th December, 2015  
Surveyor's Reference: 16800-3A-C

PLAN OF SUBDIVISION OF  
LOT 74 D.P. 1187236

LGA: HAWKESBURY  
Locality: NORTH RICHMOND  
Subdivision No.: 16006  
Lengths are in metres. Reduction Ratio 1:500

Registered:  
13.4.2016

DP1199659

**SCHEDULE of CURVED BOUNDARIES**

No	Bearing	Chord	Arc	Radius
1	123°42'35"	138.48	147.61	120
2	182°36'55"	3.76	3.765	21.5
3	224°11'55"	10.725	11.485	9
4	250°23'25"	8.46	8.51	23.5
5	247°19'30"	4.16	4.17	16.5
6	82°25'30"	32.51	32.69	90
7	354°27'15"	13.145	15.87	7.605

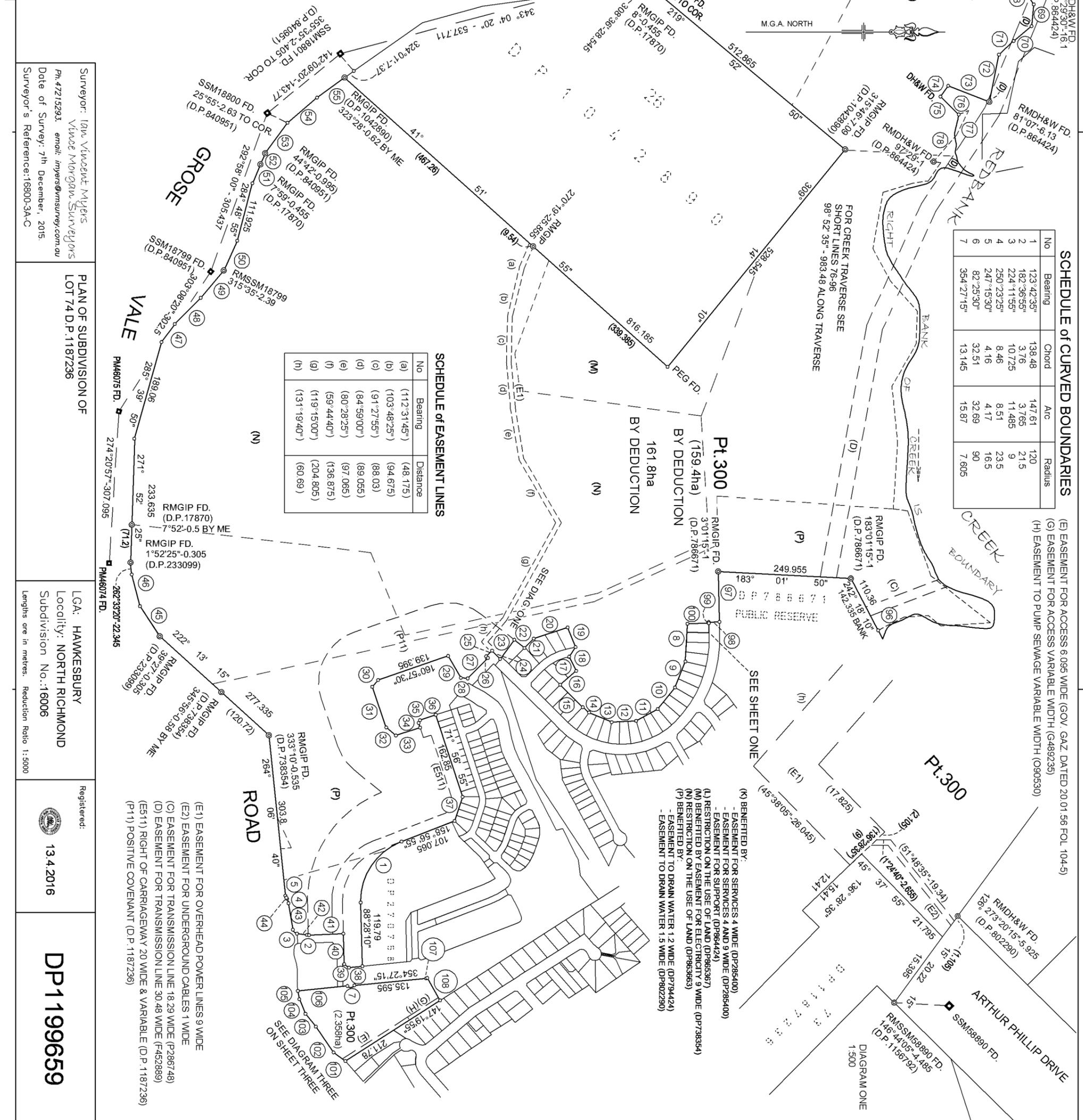
- (E) EASEMENT FOR ACCESS 6.095 WIDE (GOV. GAZ. DATED 20.01.56 FOL 104-5)
- (G) EASEMENT FOR ACCESS VARIABLE WIDTH (G489235)
- (H) EASEMENT TO PUMP SEWAGE VARIABLE WIDTH (090350)

**SCHEDULE of EASEMENT LINES**

No	Bearing	Distance
(a)	(112°31'45")	(48.175)
(b)	(103°48'25")	(94.675)
(c)	(91°27'55")	(88.03)
(d)	(84°59'00")	(89.055)
(e)	(80°28'25")	(87.065)
(f)	(59°44'40")	(136.875)
(g)	(119°15'00")	(204.805)
(h)	(131°19'40")	(60.69)

**SCHEDULE OF SHORT LINES**

No	Bearing	Distance
8	93°14'45"	71.375
9	111°44'40"	52.78
10	128°34'00"	51.975
11	151°12'35"	46.265
12	177°08'40"	46.23
13	203°07'00"	46.23
14	220°22'40"	15.53
15	224°42'00"	60
16	319°11'00"	40
17	243°47'00	30
18	303°43'20	21.545
19	248°05'00"	40
20	161°38'50"	67.2
21	134°42'00"	24.8
22	219°00'00"	24.5
23	126°15'15"	44.825
24	225°37'55"	21.795
25	136°28'35"	15.41
26	44°32'50"	4.52
27	134°32'50"	54.09
28	185°09'05"	13.055
29	239°56'15"	47.77
30	130°58'40"	16.85
31	71°01'20"	80.99
32	39°33'35"	23.745
33	341°56'55"	47.87
34	251°56'55"	9.155
35	296°16'05"	5.725
36	340°34'50"	31.51
37	108°18'35"	47.97
38	173°39'20"	25.565
39	218°12'15"	11.095



Surveyor: Iain Vincent Myers  
 Vice Morgan Surveyors  
 Ph: 47215293 email: ianmyers@mvsurvey.com.au  
 Date of Survey: 7th December, 2015  
 Surveyor's Reference: 16800-3A-C

PLAN OF SUBDIVISION OF  
 LOT 74 D.P. 1187236

LGA: HAWKESBURY  
 Locality: NORTH RICHMOND  
 Subdivision No.: 16006

Registered:  
 13.4.2016

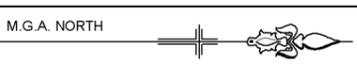
DP1199659



Lengths are in metres. Reduction Ratio 1:5000

SEE SHEET ONE  
 SEE SHEET TWO  
 SEE SHEET THREE

ARTHUR PHILLIP DRIVE



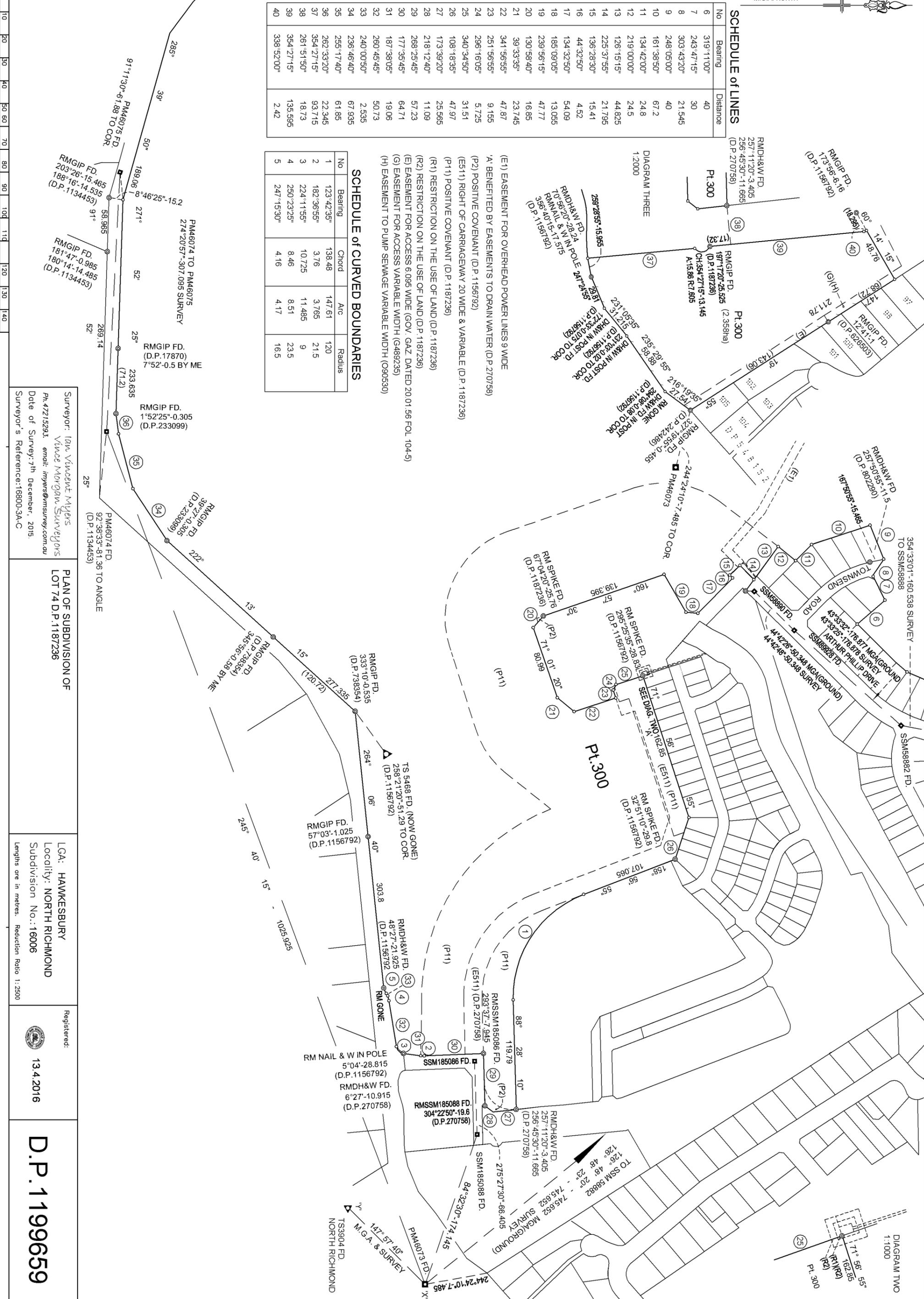
**SCHEDULE of LINES**

No	Bearing	Distance
6	319°11'00"	40
7	243°47'15"	30
8	303°43'20"	21.545
9	248°05'00"	40
10	161°38'50"	67.2
11	134°42'00"	24.8
12	219°00'00"	24.5
13	126°15'15"	44.825
14	225°37'55"	21.795
15	136°28'30"	15.41
16	44°32'50"	4.52
17	134°32'50"	54.09
18	185°09'05"	13.065
19	239°56'15"	47.77
20	130°58'40"	16.85
21	39°33'35"	23.745
22	341°56'55"	47.87
23	251°56'55"	9.155
24	296°16'05"	5.725
25	340°34'50"	31.51
26	108°18'35"	47.97
27	173°39'20"	25.565
28	218°12'40"	11.09
29	268°25'45"	57.23
30	177°35'45"	64.71
31	187°38'05"	19.06
32	260°45'45"	50.73
33	240°00'50"	2.535
34	236°46'40"	67.935
35	255°17'40"	61.85
36	262°33'20"	22.345
37	354°27'15"	93.715
38	261°51'50"	18.73
39	354°27'15"	135.595
40	338°52'00"	2.42

**SCHEDULE of CURVED BOUNDARIES**

No	Bearing	Chord	Arc	Radius
1	123°42'35"	138.48	147.61	120
2	182°36'55"	3.76	3.765	21.5
3	224°11'55"	10.725	11.485	9
4	250°23'25"	8.46	8.51	23.5
5	247°15'30"	4.16	4.17	16.5

- (E1) EASEMENT FOR OVERHEAD POWER LINES 9 WIDE
- A. BENEFITED BY EASEMENTS TO DRAIN WATER (D.P. 270758)
- (P2) POSITIVE COVENANT (D.P. 1156792)
- (E511) RIGHT OF CARRIAGEWAY 20 WIDE & VARIABLE (D.P. 1187236)
- (P11) POSITIVE COVENANT (D.P. 1187236)
- (R1) RESTRICTION ON THE USE OF LAND (D.P. 1187236)
- (R2) RESTRICTION ON THE USE OF LAND (D.P. 1187236)
- (E) EASEMENT FOR ACCESS 6.095 WIDE (GOV. GAZ. DATED 20.01.56 FOL. 104.5)
- (G) EASEMENT FOR ACCESS VARIABLE WIDTH (G489235)
- (H) EASEMENT TO PUMP SEWAGE VARIABLE WIDTH (O90530)



10 20 30 40 50 60 70 80 90 100 110 120 130 140

Surveyor: Iana Vincent Myers  
 Vinde Morgan Surveyors  
 Ph. 47215293 email: imyers@vmsurvey.com.au  
 Date of Survey: 7th December, 2015.  
 Surveyor's Reference: 16800-3A-C

PLAN OF SUBDIVISION OF  
 LOT 74 D.P. 1187236

LGA: HAWKESBURY  
 Locality: NORTH RICHMOND  
 Subdivision No.: 16006  
 Lengths are in metres. Reduction Ratio 1:2500

Registered:  
 13.4.2016

**D.P. 1199659**

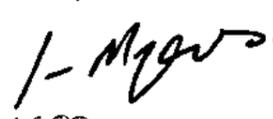
PLAN FORM 6(2013) WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 3 sheets

Registered:  13.4.2016 Title System: TORRENS Purpose: SUBDIVISION	Office Use Only  <h1 style="margin: 0;">D.P.1199659</h1>
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PLAN OF SUBDIVISION OF LOT 74 D.P.1187236	L G A: HAWKESBURY Locality: NORTH RICHMOND Parish: KURRAJONG County: COOK
--	--

<p><del>Crown Lands NSW/Western Lands Office Approval</del></p> <p><del>I, .....in approving this plan certify</del>  <del>Authorised Officer</del></p> <p><del>that all necessary approvals in regard to the allocation of the</del>  <del>land shown hereon have been given.</del></p> <p><del>Signature .....</del></p> <p><del>Date:.....</del></p> <p><del>File No: .....</del></p> <p><del>Office:.....</del></p>	<h3 style="text-align: center;">Survey Certificate</h3> <p>I, IAN VINCENT MYERS                  of VINCE MORGAN SURVEYORS PTY.LTD.                  Ph.47215293. email: imyers@vmsurvey.com.au                  a surveyor registered under the Surveying &amp; Spatial Information Act, 2002                  certify that:</p> <p>(a) The land shown in the plan was surveyed in accordance with the                  Surveying and Spatial Information Regulation, 2012, is accurate and                  the survey was completed on 7<sup>th</sup> December, 2015.</p> <p><del>(b) The part of the land shown in the plan being (*being/excluding^</del>                  .....                  was surveyed in accordance with the Surveying and Spatial                  Information Regulation, 2012, is accurate and the survey was                  completed on ..... the part not surveyed was compiled                  in accordance with that Regulation.</p> <p><del>(c) The land shown in the plan was compiled in accordance with the</del>  <del>Surveying and Spatial Information Regulation, 2012.</del></p> <p>Signature:  Dated: 7<sup>th</sup> December, 2015.                  Surveyor ID: 1682                  Datum Line: ('X'-Y') PM46073 TO TS3904                  Type: URBAN                  The terrain is level-undulating</p> <p>* Strike through if inapplicable.                  ^ Specify the land actually surveyed or specify any land shown in the plan that                  is not the subject of the survey.</p>
---	---

<h3 style="text-align: center;">Subdivision Certificate</h3> <p>I <u>ALAN HASTIE</u></p> <p>*Authorised Person/*General Manager/*Accredited Certifier, certify that                  the provisions of s.109J of the Environmental Planning and                  Assessment Act, 1979 have been satisfied in relation to the proposed                  subdivision, new road or reserve set out herein</p> <p>Signature: </p> <p>Accreditation Number.....</p> <p>Consent Authority <u>Hawkesbury City Council</u></p> <p>Date of endorsement <u>24 February 2016</u></p> <p>Subdivision Certificate Number <u>16006</u></p> <p>File Number <u>DA0440/14</u></p> <p>* strike through if inapplicable</p>	(This column is shared with the Survey Certificate above)
---	---

Statements of intention to dedicate public roads, public reserves and drainage reserves.	Plans used:- DP802290 DP794424 DP17870 DP840951 DP233099 DP1134453 DP786671 DP270329 DP864424 DP738354 DP1042890 DP1187236  If space is insufficient continue on PLAN FORM 6A
---	---

Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A	SURVEYOR'S REFERENCE: 16800-3A-C
---	----------------------------------

PLAN FORM 6A (2012)

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 3 sheets

Registered:  13.4.2016

Office Use Only

Office Use Only

PLAN OF SUBDIVISION OF  
LOT 74 D.P.1187236

**D.P.1199659**

Subdivision Certificate No.: 16006  
Date of Endorsement: 24 February 2016

This sheet is for the provision of the following information as required:  
A schedule of lots and addresses – See 60(c) SSI Regulation 2012  
Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act, 1919.  
Signatures and seals – See 195D Conveyancing Act, 1919.  
Any information which cannot fit in the appropriate panel of sheet 1 of the Administration sheets.

PURSUANT TO SECTION 88B OF THE  
CONVEYANCING ACT 1919 IT  
IS INTENDED TO CREATE:-

1. RESTRICTION ON THE USE OF LAND
2. EASEMENT FOR OVERHEAD POWER LINES 9 WIDE (E1)
3. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E2)
4. EASEMENT FOR TELECOMMUNICATIONS CABLES 0.6 WIDE (E3)
5. POSITIVE COVENANT
6. POSITIVE COVENANT
7. RESTRICTION ON THE USE OF LAND

RELEASE:-

1. EASEMENT FOR TRANSMISSION LINE 9 WIDE (D.P.646599)
2. ELECTRICITY EASEMENT 9 WIDE (D.P.738354)
3. EASEMENT FOR ELECTRICITY 9 WIDE (D.P.1115161) (AD412364)

SURVEYOR'S REFERENCE: 16800-3A-C

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 3 sheets

Registered:  13.4.2016

Office Use Only

Office Use Only

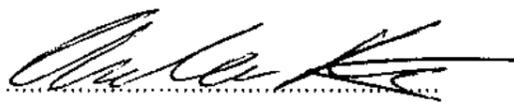
PLAN OF SUBDIVISION OF LOT 74 D.P.1187236

D.P.1199659

Subdivision Certificate No.: 16006  
Date of Endorsement: 24 February 2016

This sheet is for the provision of the following information as required:  
A schedule of lots and addresses - See 60(c) SSI Regulation 2012  
Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act, 1919.  
Signatures and seals - See 195D Conveyancing Act, 1919.  
Any information which cannot fit in the appropriate panel of sheet 1 of the Administration sheets.

SIGNED ON BEHALF OF BD NSW (MR) PROJECT 0007 PTY.LTD.  
BY ITS DULY APPOINTED ATTORNEY BEING DULY AUTHORISED  
IN THIS BEHALF (WHO BY THEIR EXECUTION WARRANT THAT  
THEIR APPOINTMENT HAS NOT BEEN REVOKED) IN THE PRESENCE OF:-



SIGNATURE OF WITNESS



SIGNATURE OF ATTORNEY

ANDREW FLAHERTY

NAME OF WITNESS

THOMAS DAMIEN BOYCE

NAME OF ATTORNEY

LEV 1, 8-10 CASTLEREAGH ST, BERRITH,  
ADDRESS OF WITNESS NSW, 2750

POWER OF ATTORNEY  
DATED: ~~25-1-16~~ 14-10-2014  
BOOK 4676 No. 327

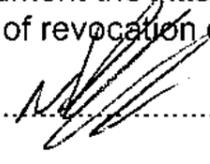
National Australia Bank Limited ACN 004 044 937

Executed by its Level 2 Attorney MICHAEL SERGENT

Under Power of Attorney No. 39 Book 4512

(by executing this instrument the Attorney states that the Attorney has received no notice of revocation of the Power of Attorney)

Signature of Witness



NED HMEIDAN  
ANALYST  
NAB Corporate Property NSW

Name of Witness

255 George Street Sydney NSW 2000  
Address of Witness