

**SCHEDULE of CURVED BOUNDARIES**

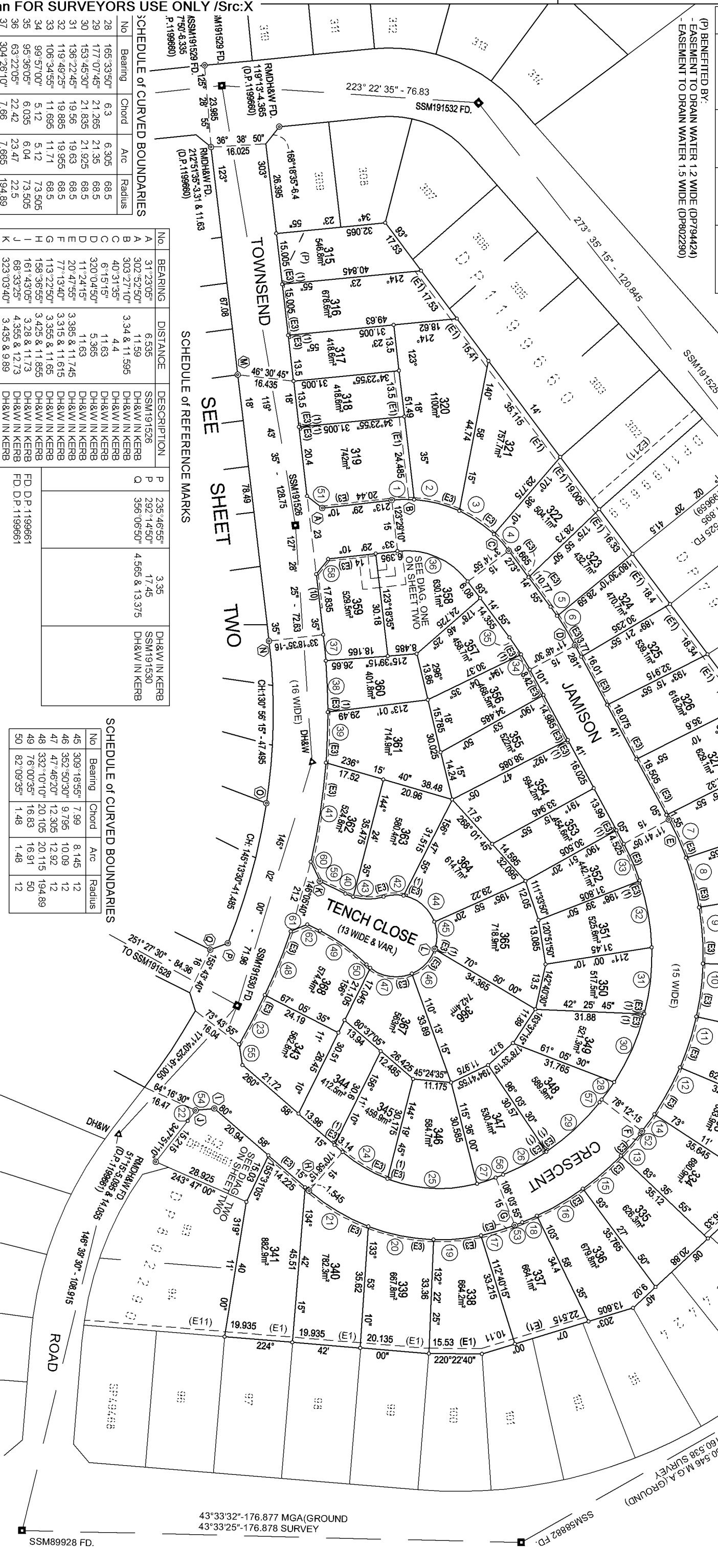
No	Bearing	Chord	Arc	Radius
1	218°31'30"	6.585	6.595	37.5
2	234°03'00"	13.665	13.73	37.5
3	253°54'20"	12.205	12.26	37.5
4	268°15'35"	6.52	6.53	37.5
5	274°18'25"	3.27	3.27	88.505
6	278°38'35"	10.125	10.13	88.505
7	285°53'00"	12.23	12.24	83.5
8	295°14'45"	15.025	15.045	83.5
9	306°04'50"	16.51	16.535	83.5
10	317°07'25"	15.625	15.65	83.5
11	327°51'40"	15.625	15.65	83.5
12	338°36'35"	15.61	15.635	83.5
13	351°05'45"	8.435	8.44	83.5
14	346°04'45"	6.185	6.185	83.5
15	359°04'15"	14.78	14.8	83.5
16	9°30'20"	15.59	15.61	83.5
17	23°07'05"	10.31	10.32	58.5

**SCHEDULE of CURVED BOUNDARIES**

No	Bearing	Chord	Arc	Radius
18	16°27'45"	4.665	4.665	83.5
19	35°02'10"	13.98	14.015	58.5
20	51°27'10"	19.42	19.51	58.5
21	70°59'20"	20.28	20.385	58.5
22	347°17'10"	3.86	3.86	194.89
23	337°31'10"	16.285	16.29	194.89
24	250°50'20"	15.305	15.385	43.5
25	223°09'10"	26.24	26.655	43.5
26	192°03'40"	14.325	14.35	68.5
27	201°49'55"	5.72	5.72	43.5

**SCHEDULE of LINES**

No	Bearing	Distance
51	256°23'55"	0.665
52	348°12'20"	0.985
53	18°03'55"	2.375
54	34°16'20"	5.485
55	300°44'10"	6.15
56	198°03'55"	2.375
57	168°12'20"	0.98
58	348°23'55"	5.65
59	246°19'15"	8.37
60	284°56'30"	6.25
61	17°28'20"	5.265
62	66°19'15"	4.12



**SCHEDULE of CURVED BOUNDARIES**

No	Bearing	Chord	Arc	Radius
28	165°33'50"	21.265	6.305	68.5
29	177°07'45"	21.835	21.35	68.5
30	153°46'30"	21.835	21.925	68.5
31	136°22'45"	19.56	19.63	68.5
32	119°49'25"	19.885	19.955	68.5
33	106°34'55"	11.895	11.71	68.5
34	99°57'00"	5.12	5.12	73.505
35	95°36'05"	6.035	6.04	73.505
36	63°22'05"	22.42	23.47	22.5
37	304°26'10"	7.66	7.665	194.89
38	307°46'30"	15.04	15.045	194.89
39	312°09'55"	14.825	14.825	194.89
40	241°40'45"	2.425	2.43	15
41	318°39'35"	29.33	29.36	194.89
42	216°45'10"	5.87	5.93	12
43	219°49'00"	8.88	9.015	15
44	260°23'25"	11.81	12.35	12

**SCHEDULE of REFERENCE MARKS**

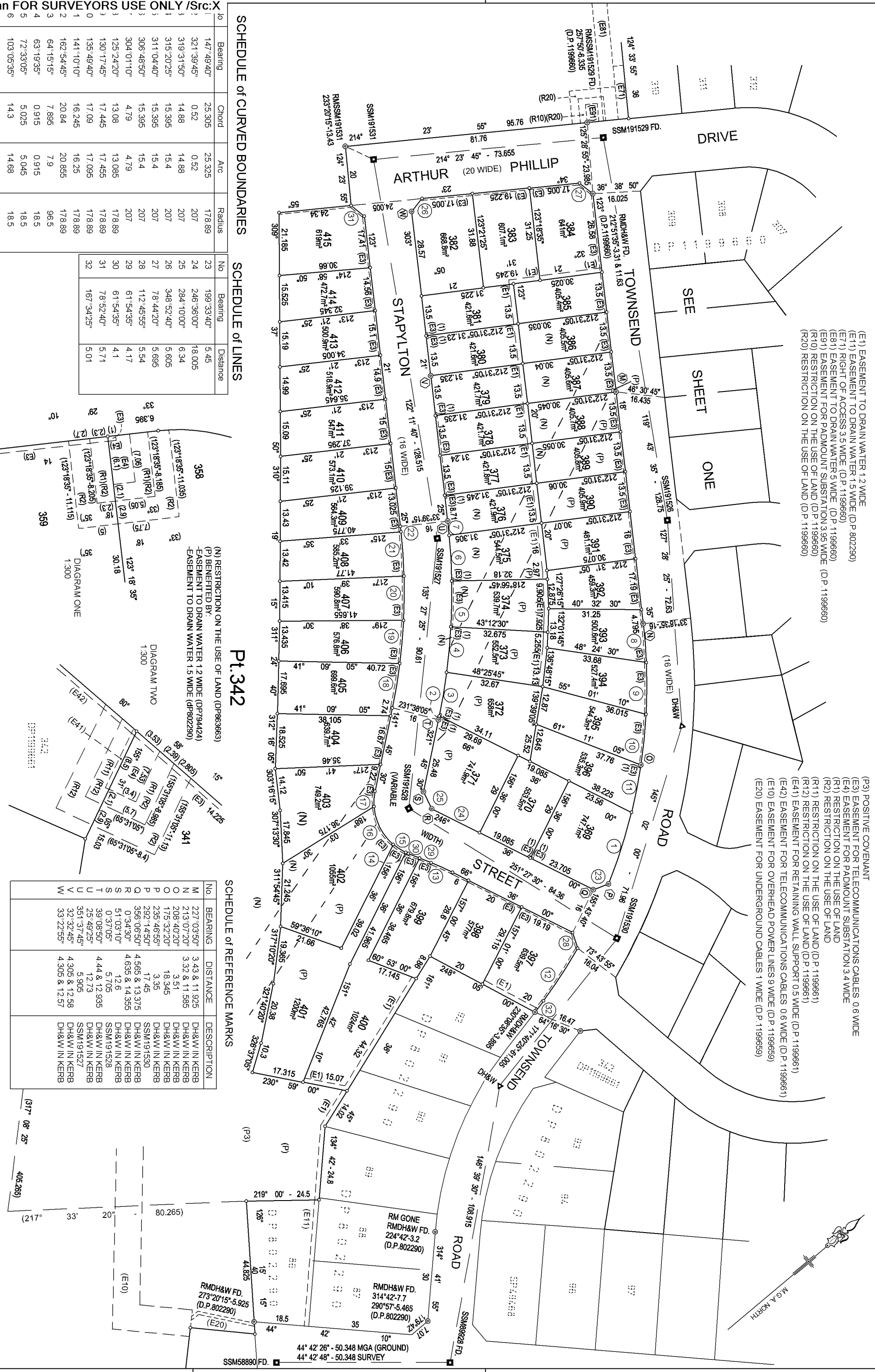
No	BEARING	DISTANCE	DESCRIPTION
A	31°23'05"	6.535	SSM191526
B	302°52'50"	11.59	DH&W IN KERB
C	303°27'10"	3.34 & 11.595	DH&W IN KERB
D	6°15'15"	4.4	DH&W IN KERB
E	40°31'35"	11.63	DH&W IN KERB
F	320°04'50"	5.365	DH&W IN KERB
G	11°24'15"	3.385 & 11.745	DH&W IN KERB
H	20°47'55"	3.315 & 11.615	DH&W IN KERB
I	77°13'40"	3.355 & 11.65	DH&W IN KERB
J	158°36'55"	3.425 & 11.855	DH&W IN KERB
K	161°43'05"	3.28 & 11.73	DH&W IN KERB
L	168°33'25"	4.355 & 12.73	DH&W IN KERB
M	323°03'40"	3.435 & 9.89	DH&W IN KERB
N	62°06'05"	3.375	DH&W IN KERB
O	13°00'50"	8.905	DH&W IN KERB
P	227°03'50"	3.43 & 11.925	DH&W IN KERB
Q	213°07'20"	3.32 & 11.585	DH&W IN KERB
R	208°40'20"	3.51	DH&W IN KERB
S	175°32'20"	18.345	DH&W IN KERB

**SCHEDULE of CURVED BOUNDARIES**

No	Bearing	Chord	Arc	Radius
45	309°18'55"	7.99	8.145	12
46	352°50'30"	9.795	10.09	12
47	47°46'20"	12.305	12.92	12
48	332°10'10"	20.105	20.115	194.89
49	76°00'35"	16.83	16.91	50
50	82°09'35"	1.48	1.48	12

Surveyor: *Iain Vincent Myers*  
*Vivide Morgan* Surveyors  
 Ph: 47215293 email: [imysrs@vmsurveyors.com.au](mailto:imysrs@vmsurveyors.com.au)  
 Date of Survey: 7th December, 2015  
 Surveyor's Reference: 16800-3A-C4

LG.A. HAWKESBURY  
 Locality: NORTH RICHMOND  
 Subdivision No.: 16008  
 Registered: 26.04.2016  
**DP1199663**



**SCHEDULE of CURVED BOUNDARIES**

No	Bearing	Chord	Arc	Radius
1	147°49'40"	25.305	25.325	178.89
2	321°39'45"	0.52	0.52	207
3	319°31'50"	14.88	14.88	207
4	315°20'25"	15.395	15.4	207
5	311°04'40"	15.395	15.4	207
6	306°48'50"	15.395	15.4	207
7	304°01'10"	4.79	4.79	207
8	125°24'20"	13.08	13.085	178.89
9	130°17'45"	17.445	17.455	178.89
10	135°49'40"	17.09	17.095	178.89
11	141°10'10"	16.245	16.25	178.89
12	162°54'45"	20.84	20.855	178.89
13	64°15'15"	7.895	7.9	96.5
14	63°19'35"	0.915	0.915	18.5
15	72°33'05"	5.025	5.045	18.5
16	103°05'35"	14.3	14.68	18.5
17	133°46'50"	5.12	5.135	18.5
18	139°28'05"	15.16	15.165	191
19	135°00'30"	14.565	14.565	191
20	130°35'40"	14.865	14.865	191
21	126°07'45"	14.9	14.905	191
22	123°36'45"	1.87	1.87	191

**SCHEDULE of LINES**

No	Bearing	Distance
23	199°33'40"	5.45
24	246°36'00"	18.005
25	284°10'00"	6.34
26	348°52'40"	5.605
27	78°44'20"	5.695
28	112°45'55"	5.54
29	61°54'35"	4.17
30	61°54'35"	4.1
31	78°52'40"	5.71
32	167°34'25"	5.01

**SCHEDULE of REFERENCE MARKS**

No.	BEARING	DISTANCE	DESCRIPTION
M	227°03'50"	3.43 & 11.925	DH&W IN KERB
N	213°07'20"	3.32 & 11.585	DH&W IN KERB
O	208°40'20"	3.51	DH&W IN KERB
P	175°32'20"	18.345	DH&W IN KERB
Q	235°46'55"	3.35	DH&W IN KERB
R	292°14'50"	4.565 & 13.375	SSM191530
S	356°06'50"	4.635 & 14.355	DH&W IN KERB
T	0°34'30"	12.6	DH&W IN KERB
U	51°03'10"	5.705	SSM191528
V	39°08'50"	4.44 & 12.935	DH&W IN KERB
W	25°49'25"	12.73	DH&W IN KERB
X	351°37'45"	5.905	SSM191527
Y	32°32'45"	4.305 & 12.58	DH&W IN KERB
Z	33°22'55"	4.305 & 12.57	DH&W IN KERB

Surveyor: Ima Vincent Myers  
 Ph: 47215293 email: imaym@vmsurvey.com.au  
 Date of Survey: 7th December, 2015  
 Surveyor's Reference: 16800-3A-C4

PLAN OF SUBDIVISION OF LOT 341 IN D.P. 1199661

LGA: HAWKESBURY  
 Locality: NORTH RICHMOND  
 Subdivision No.: 16008

Registered: 26.04.2016

DP1199663

**SCHEDULE of LINES**

No	Bearing	Distance
7	324°01'00"	64.35
8	273°22'00"	11.68
9	358°17'10"	135.795
10	14°48'10"	104.36
11	312°58'30"	38.8
12	11°48'40"	37.65
13	39°39'20"	42.3
14	51°32'50"	56.43
15	72°00'20"	51.745
16	357°44'20"	29.465
17	267°43'40"	31.505
18	14°24'35"	121.19
19	7°58'55"	6.515
20	98°35'10"	31.33
21	121°13'00"	87.005
22	97°10'00"	36.445
23	55°51'30"	41.53
24	95°48'10"	41.19
25	140°16'10"	43.91
26	137°11'10"	37.825
27	101°24'10"	90.64
28	201°16'50"	83.07
29	125°58'05"	25.1
30	44°12'00"	48.285
31	337°36'50"	20.15
32	116°13'10"	51.59
33	130°37'20"	66.31
34	7°44'00"	13.63
35	124°40'15"	41.505
36	171°15'15"	32.33
37	162°07'15"	55.795
38	100°16'55"	107.335
39	61°37'55"	69.545
40	48°12'55"	76.215
41	92°09'15"	61.425
42	119°38'15"	92.14
43	84°15'35"	107.05
44	93°51'35"	124.535
45	8°00'15"	27.34
46	70°16'15"	130.15
47	38°16'15"	142.34
48	176°22'35"	93.74
49	219°56'35"	30.38
50	175°52'55"	45.78
51	153°05'35"	54.55
52	242°18'10"	110.36
53	263°03'40"	28.35
54	246°35'55"	30.68
55	225°50'10"	31.225
56	214°23'55"	18
57	214°23'55"	18
58	124°23'55"	36
59	214°23'55"	95.76
60	124°23'55"	20
61	214°23'55"	24.34
62	123°16'15"	14.12
63	127°13'30"	17.845
64	131°54'45"	21.245
65	137°10'20"	19.365
66	141°40'20"	20.38
67	146°37'05"	10.3
68	50°59'00"	32.385
69	161°38'50"	14.02
70	134°42'00"	24.8
71	219°00'00"	24.5
72	126°15'15"	44.825
73	225°37'55"	21.795
74	136°28'35"	15.41
75	44°32'50"	4.52
76	134°32'50"	54.09

**SCHEDULE of LINES**

No	Bearing	Distance
77	185°09'05"	13.055
78	239°56'15"	47.77
79	160°57'30"	139.395
80	130°58'40"	16.85
81	71°01'20"	80.99
82	39°33'35"	23.745
83	341°56'55"	47.87
84	251°56'55"	9.155
85	296°16'05"	5.725
86	340°34'50"	31.51
87	108°18'35"	47.97
88	158°56'55"	107.065
89	88°28'10"	119.79
90	173°39'20"	25.565
91	218°12'40"	11.09
92	268°25'45"	57.23
93	177°35'45"	64.71
94	187°38'05"	19.06
95	260°45'45"	50.73
96	240°00'50"	2.335
97	236°46'40"	67.935
98	255°17'40"	61.85
99	262°33'20"	22.345
100	306°33'50"	49.15
101	314°37'50"	62.58
102	310°06'50"	67.245
103	294°13'50"	61.74
104	284°48'55"	111.925
105	293°04'00"	61.215
106	354°27'15"	93.715
107	306°02'25"	71.21
108	319°30'45"	73.015
109	216°19'35"	27.54
110	235°29'55"	58.88
111	231°08'35"	31.215
112	247°24'55"	29.81
113	259°29'55"	15.965
114	338°52'00"	2.42
115	60°14'15"	48.76
116	129°37'50"	81.99
117	130°19'15"	55.375
118	131°24'40"	31.125
119	132°16'05"	18.525

**SCHEDULE OF CURVED BOUNDARIES**

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

**SURVEYING & SPATIAL INFORMATION REGULATION 2012 CLAUSE 61(2)**

MARK	EASTING	NORTHING	CLASS	ORDER	METHOD
TS3904	287 593 327	6 281 302 666	2A	0	SCIMS
SSM58886	286 858 814	6 282 056 899	B	2	SCIMS
SSM58888	286 926 981	6 281 995 563	C	4	SCIMS
PM46073	287 539 340	6 281 388 933	B	2	SCIMS
SSM58882	286 942 231	6 281 835 719	B	2	SCIMS
SSM89928	286 820 327	6 281 707 523	B	2	SCIMS
SSM58890	286 784 903	6 281 671 735	C	4	SCIMS
SSM191525	286 714 26	6 282 074 21	C	NA	CADASTRAL TRAVERSE
SSM191526	286 652 69	6 281 962 08	C	NA	
SSM191527	286 608 03	6 281 866 67	C	NA	
SSM191528	286 671 59	6 281 832 09	C	NA	
SSM191529	288 540 89	6 282 025 92	C	NA	
SSM191530	286 751 57	6 281 858 92	C	NA	
SSM191531	286 499 28	6 281 965 15	C	NA	
SSM191532	286 593 65	6 282 081 77	C	NA	

**COMBINED SEA LEVEL AND SCALE FACTOR 1.000150**

SOURCE M.G.A. CO ORDINATES ADOPTED FOR ESTABLISHED MARKS FROM S.C.I.M.S. 10 DECEMBER, 2015

REGISTERED BY: 26.04.2016



**PLAN OF SUBDIVISION OF LOT 341 D.P. 1199661**

Surveyor: **Iain Vincent Myers**  
 Vice Morgan Surveyors  
 Ph. 47215293 email: ianmyers@morgansurveyors.com.au  
 Date of Survey: 7th December, 2015  
 Surveyor's Reference: 16800-3A-C4

LGA: **HAWKESBURY**  
 Locality: **NORTH RICHMOND**  
 Subdivision No.: **16008**


Registered: 26.04.2016

**DP1199663**

Lengths are in metres. Reduction Ratio 1:5000

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 3 sheets

Registered:  26.04.2016 Title System: TORRENS Purpose: SUBDIVISION	Office Use Only  <b>DP1199663</b>  Office Use Only
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PLAN OF SUBDIVISION OF LOT 341 IN D.P.1199661	L G A: HAWKESBURY Locality: NORTH RICHMOND Parish: KURRAJONG County: COOK
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<p><del>Crown Lands NSW/Western Lands Office Approval</del></p> <p><del>I, .....</del> <i>in approving this plan certify</i>  <i>Authorised Officer</i></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>	<p style="text-align: center;"><b>Survey Certificate</b></p> <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><del>(a) The land shown in the plan was surveyed in accordance with the</del>  <del>Surveying and Spatial Information Regulation, 2012, is accurate and</del>  <del>the survey was completed on</del></p> <p>(b) The part of the land shown in the plan being <i>(*being/excluding</i>                  LOTS 315 -341                  .....                  was surveyed in accordance with the Surveying and Spatial                  Information Regulation, 2012, is accurate and the survey was                  completed on <u>7<sup>th</sup> December, 2015</u>..... 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: <u>I. Myers</u> Dated: <u>7<sup>th</sup> December, 2015.</u>                  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>
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<p style="text-align: center;"><b>Subdivision Certificate</b></p> <p>I <u>ALAN HASTIE</u>                  .....                  *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: <u>[Signature]</u></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>16008</u></p> <p>File Number <u>DA 0471/14</u></p> <p>* strike through if inapplicable</p>	Statements of intention to dedicate public roads, public reserves and drainage reserves. IT IS INTENDED TO DEDICATE THE EXTENSIONS OF ARTHUR PHILLIP DRIVE, TOWNSEND ROAD AND JAMISON CRESCENT, TENCH CLOSE, STAPYLTON STREET AND THE SPLAY CORNERS TO THE PUBLIC AS PUBLIC ROAD.
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Statements of intention to dedicate public roads, public reserves and drainage reserves. IT IS INTENDED TO DEDICATE THE EXTENSIONS OF ARTHUR PHILLIP DRIVE, TOWNSEND ROAD AND JAMISON CRESCENT, TENCH CLOSE, STAPYLTON STREET AND THE SPLAY CORNERS TO THE PUBLIC AS PUBLIC ROAD.	Plans used:- DP1199661   If space is insufficient continue on PLAN FORM 6A  SURVEYOR'S REFERENCE: 16800-3A-C4
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Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A



DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 3 sheets

Registered:  26.04.2016 Office Use Only

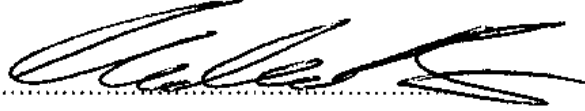
Office Use Only  
**DP1199663**

PLAN OF SUBDIVISION OF  
LOT 341 IN D.P.1199661

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.

Subdivision Certificate No.: 16008  
Date of Endorsement: 24 February 2016

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

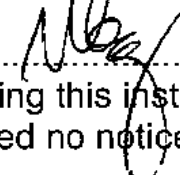
LEVEL 4,  
8-10 CASTLEREACH STREET, PENRITH  
ADDRESS OF WITNESS NSW, 2750

POWER OF ATTORNEY  
DATED: 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

Name of Witness NAB Corporate Property NSW

255 George Street Sydney NSW  
Address of Witness