



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
CROSS LEASE**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier SA56B/889
Land Registration District South Auckland
Date Issued 14 March 1995

Prior References

SA51D/44 SA54B/15

Estate Fee Simple - 1/2 share
Area 1054 square metres more or less
Legal Description Lot 13 Deposited Plan South Auckland
1399

Registered Owners

Zoe Ellen Brown-Ormsby and Mervyn Raratahi Ormsby

Estate	Leasehold	Instrument	L B261480.4
		Term	999 years as from and including 20.1.1995
Legal Description	Flat 1 Deposited Plan South Auckland 69823 and Carport Deposited Plan South Auckland 69823		

Registered Owners

Zoe Ellen Brown-Ormsby and Mervyn Raratahi Ormsby

Interests

B261480.4 Lease of Flat 1 and Carport Deposited Plan South Auckland 69823 Term 999 years as from and including 20.1.1995 Composite CT SA56B/889 issued - 14.3.1995 at 1:33 pm

B261480.5 Lease of Flat 2 and Garage 2 Deposited Plan South Auckland 69823 Term 999 years as from and including 20.1.1995 Composite CT SA56B/890 issued - 14.3.1995 at 1:33 pm

11259121.3 Mortgage to ANZ Bank New Zealand Limited - 30.11.2018 at 5:04 pm

<p>Approvals</p>		<p>Approved pursuant to Section 223 of the Resource Management Act 1991 on the 15th day of February 1995 (no conditions imposed)</p> <p>The Common Seal of the Western Bay of Plenty District Council is affixed hereto in the presence of:</p> <div style="border: 1px solid black; border-radius: 50%; width: 40px; height: 40px; margin: 0 auto; display: flex; align-items: center; justify-content: center;"> </div> <p>Robert Lukow Authorized Officer T.D.C. Sub 3274</p> <p>Pursuant to Section 224(1) of the Resource Management Act 1991 I hereby certify that the Western Bay of Plenty District Council is satisfied on reasonable grounds that every building or part of a building shown on this plan complies with the provisions of the Building Act 1991.</p> <p>Dated this 20th day of February 1995</p> <p>R. J. V. S. Authorized Officer</p> <p>I hereby certify that the buildings shown hereon, as erected in the position shown, and are within the boundaries of Lot 13 DPS 1399 C.T. 510/144 & C.T. 548/115</p> <p>R. J. V. S. Registered Surveyor 15/12/94</p>
<p>Total Area 1054m²</p> <p>Comprised in 6.1510/44 (1/2 share) C.T. 548/115 (1/2 share)</p>		<p>I, Pravin Mahesh Registered Surveyor and holder of an annual practicing certificate in who may act as a registered surveyor pursuant to section 28 of the Survey Act 1980 hereby certify that this plan has been made in accordance with the provisions of the Survey Act 1980 and that the same are correct and have been made in accordance with the Survey Regulations 1977 or any regulations made in substitution thereof.</p> <p>Dated at Auckland this 13th day of December 1994</p> <p>Pravin Mahesh Registered Surveyor</p>
<p>Field Book 7445 p. 130 Reverse Book Reference Plans 515 1244 DPS 67263 DPS 50141 Correct</p>		<p>Approved for leasing purposes only.</p> <p>23/12/1995 R. J. V. S. LT. Surveyor</p> <p>24th day of February 1995</p>
<p>LAND DISTRICT SOUTH AUCKLAND</p> <p>SURVEY BLK. & DIST IX KATIKATI</p> <p>NZMS 244 SHE 113 RECORD MAP No. 8.4</p> <p>Katikati +</p>		<p>TERRITORIAL AUTHORITY W.B.O.P. DISTRICT</p> <p>Surveyed by BRIAN H. ASKIN (2085)</p> <p>Scale 1:200 Date NOVEMBER 1993</p>
<p>PLAN OF BUILDINGS SITUATED ON LOT 13 DPS 1399</p>		<p>DPS 69823</p>