

WESTERN



AUSTRALIA

TITLE NUMBER

Volume

2903

Folio

617

RECORD OF CERTIFICATE OF TITLE  
UNDER THE TRANSFER OF LAND ACT 1893 AND THE  
STRATA TITLES ACT OF 1985

The person described in the first schedule is the registered proprietor of an estate in fee simple in the land described below subject to the reservations, conditions and depth limit contained in the original grant (if a grant issued) and to the limitations, interests, encumbrances and notifications shown in the second schedule.

*BGRoberts*  
REGISTRAR OF TITLES



LAND DESCRIPTION:

LOT 1 ON SURVEY-STRATA PLAN 71267

TOGETHER WITH A SHARE IN COMMON PROPERTY (IF ANY) AS SET OUT ON THE SURVEY-STRATA PLAN

REGISTERED PROPRIETOR:  
(FIRST SCHEDULE)

(AN Q187655 ) REGISTERED 25/10/2024

LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS:  
(SECOND SCHEDULE)

1. INTERESTS NOTIFIED ON THE SURVEY-STRATA PLAN AND ANY AMENDMENTS TO LOTS OR COMMON PROPERTY NOTIFIED THEREON BY VIRTUE OF THE PROVISIONS OF THE STRATA TITLES ACT OF 1985 AS AMENDED.
2. EASEMENT BENEFIT CREATED UNDER SECTION 136C T.L.A. FOR UNDERGROUND ELECTRICITY PURPOSES - SEE SURVEY-STRATA PLAN 71267
3. Q328490 MORTGAGE TO MACQUARIE BANK LTD REGISTERED 26/2/2025.


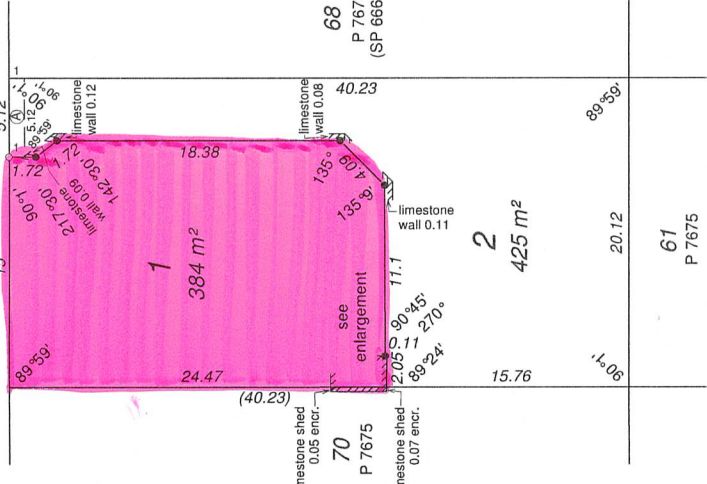

Warning: A current search of the sketch of the land should be obtained where detail of position, dimensions or area of the lot is required.

-----END OF CERTIFICATE OF TITLE-----

STATEMENTS:

The statements set out below are not intended to be nor should they be relied on as substitutes for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.

SKETCH OF LAND: SP71267  
PREVIOUS TITLE: 1261-521  
PROPERTY STREET ADDRESS: 9 MORRIS ST, BEACONSFIELD.  
LOCAL GOVERNMENT AUTHORITY: CITY OF FREMANTLE

SURVEY - STRATA PLAN		INTERESTS AND NOTIFICATIONS				VERSION	AMENDMENT	AUTHORISED BY	DATE
<b>71267</b> SHEET 1 OF 1 SHEET		SUBJECT		PURPOSE	STATUTORY REFERENCE	ORIGIN	LAND BURDENED	BENEFIT TO	COMMENTS
PLAN OF LOT 69 ON PLAN 7675 CERTIFICATE OF TITLE 1261-521 LOCAL GOVERNMENT CITY OF FREMANTLE FIELD RECORD 131020 NAME OF SCHEME 9 MORRIS STREET BEACONSFIELD ADDRESS OF PARCEL 9 MORRIS STREET BEACONSFIELD WA 6162 MANAGEMENT STATEMENT YES NO SURVEYOR'S CERTIFICATE - REG 54 I, MATTHEW DUNN hereby certify that this plan is accurate and is a correct representation of: (a) survey; and (b) calculations from measurements recorded in the field records, undertaken for the purposes of this plan. MATTHEW DUNN 2016.01.11 10:31:33 Matthew Dunn +0800* Licensed Surveyor Date		(A) EASEMENT (TRANSMISSION OF ELECTRICITY BY UNDERGROUND CABLE) RESTRICTIVE COVENANT		SEC 138C OF THE TLA SEC 129BA OF THE TLA	THIS PLAN DOCN355967	LOT 2 LOT 1	CITY OF FREMANTLE ENERGY EFFICIENCY		
<div style="display: flex; justify-content: space-between;"> <div>    <b>MNG</b>            NOW PART OF THE MNG TEAM            MNG Ref: 326912SP-001B            2691 256 - S1 U            MONNIE NOLAN GROUP            PO Box 3336, Success W.A. 6964            Tel: (08) 9495 3397 Fax: (08) 9495 3300            Email: mng@monnienolan.com.au            ABN 90 009 363 311         </div> <div>           LIMITED IN DEPTH TO 60.96 METRES         </div> </div>									
<div style="display: flex; justify-content: space-between;"> <div> <b>MORRIS STREET</b>   </div> <div> <ul style="list-style-type: none"> <li>○ denotes nail in concrete drive-way</li> <li>● denotes nail in top of limestone wall</li> </ul> </div> </div>									
<div style="display: flex; justify-content: space-between;"> <div> <b>WEDNESDAY</b>            2016.01.11 10:31:33            Matthew Dunn            +0800*            Licensed Surveyor Date         </div> <div>           LODGED            11.1.2016            \$408.00            18715495            DATE            FEE PAID            EXAMINED            MM            17.2.2016            ASSESS NO.         </div> </div>									
WESTERN AUSTRALIAN PLANNING COMMISSION W.A.P.C. REF: 989-13 Certificate of Approval of W.A.P.C. under Section 25B(2) of Strata Titles Act 1985									
DELEGATED UNDER S.16 PAD ACT 2005 25-Feb-2016 DATE PLAN APPROVED									
INSPECTOR OF PLANS & SURVEYS (S.15(1) UNDER THE ACT) IN ORDER FOR DEALINGS DATE 17.2.2016									
SUBJECT TO Sec 138C TLA Sec 129BA TLA									
FOR REGISTRAR OF TITLES 25.2.2016 DATE REGISTERED									
N355959 APPLICATION 16.6.2016 DATE REGISTRAR OF TITLES SEAL									
 <b>Landgate</b> GOVERNMENT OF WESTERN AUSTRALIA									

# FORM 3

SURVEY-STRATA PLAN No. 71267							
Schedule of Unit Entitlement		Office Use Only		Schedule of Unit Entitlement		Office Use Only	
		Current Cs of Title				Current Cs of Title	
Lot No,	Unit Entitlement	Vol.	Fol.	Lot No,	Unit Entitlement	Vol.	Fol.
1	53						
2	47						

## DESCRIPTION OF PARCEL

TWO SURVEY-STRATA LOTS UPON LOT 69 ON PLAN 7675  
 ADDRESS OF PARCEL: 9 MORRIS STREET, BEACONSFIELD WA 6162

## CERTIFICATE OF LICENSED VALUER SURVEY-STRATA

I, **Bradley J Dawson**, being a Licensed Valuer licensed under the *Land Valuers Licensing Act 1978* certify that the unit entitlement of each lot (in this certificate, excluding any common property lots), as stated in the schedule bears in relation to the aggregate unit entitlement of all lots delineated on the plan a proportion not greater than 5% more or 5% less than the proportion that the value (as that term is defined in section 14 (2a) of the *Strata Titles Act 1985*) of that lot bears to the aggregate value of all the lots delineated on the plan.

01-Oct-2015  
 Date



Digitally signed by  
 Brad Dawson  
 Date: 2015.10.01  
 10:52:53 +08'00'  
 Signed

[illegible]

**Note:** Entries may be affected by subsequent endorsements.

# Survey Strata Plan 71267

Lot	Certificate of Title	Lot Status	Part Lot
1	2903/617	Registered	
2	2903/618	Registered	