



**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 1167390
Land Registration District Taranaki
Date Issued 05 March 2024

Prior References

TNG4/519 TNG4/520

Estate Fee Simple - 1/2 share
Area 1629 square metres more or less
Legal Description Lot 17 Deposited Plan 8611 and Lot 18
Deposited Plan 8611

Registered Owners

Sandra Marie Shephard

Estate	Leasehold	Instrument	L 12928202.7
		Term	999 years commencing on 1.2.2024

Legal Description Area 2 Deposited Plan 600288

Registered Owners

Sandra Marie Shephard

Interests

Subject to a right of way over part Lot 17 DP 8611 shown coloured yellow on DP 8611 created by Transfer 113545 - 21.12.1960 at 12:11 pm (Affects Fee Simple)

The easements created by Transfer 113545 are subject to Section 351E (1) (a) Municipal Corporations Act 1954

Subject to a right of way over part Lot 17 DP 8611 shown coloured yellow on DP 8611 created by Transfer 113546 - 21.12.1960 at 12:20 pm (Affects Fee Simple)

Appurtenant to Lots 17 and 18 DP 8611 are stormwater and pipeline rights, appurtenant to Lot 17 DP 8611 are rights of way created by Transfer 113546 - 21.12.1960 at 12:20 pm (Affects Fee Simple)

The easements created by Transfer 113546 are subject to Section 351E (1) (a) Municipal Corporations Act 1954

Appurtenant to Lots 17 and 18 DP 8611 are rights of way, appurtenant to Lot 18 DP 8611 is are rights to convey sewage and water created by Transfer 117975 - 17.8.1961 at 10:45 am (Affects Fee Simple)

Subject to a right of way over part Lot 17 DP 8611 shown coloured yellow on DP 8611 created by Transfer 117975 - 17.8.1961 at 10:45 am (Affects Fee Simple)

The easements created by Transfer 117975 are subject to Section 351E (1) (a) Municipal Corporations Act 1954

Appurtenant hereto are rights of way created by Transfer 120256 - 12.12.1961 at 2:40 pm (Affects Fee Simple)

Subject to a right of way over part Lot 17 DP 8611 shown coloured yellow on DP 8611 created by Transfer 120256 - 12.12.1961 at 2:40 pm (Affects Fee Simple)

The easements created by Transfer 120256 are subject to Section 351E (1) (a) Municipal Corporations Act 1954

Appurtenant to Lots 17 and 18 DP 8611 are rights of way, appurtenant to Lot 17 DP 8611 are stormwater and pipeline rights created by Transfer 122864 - 7.6.1962 at 2:55 pm (Affects Fee Simple)

Subject to a right of way over part Lot 17 DP 8611 shown yellow on DP 8611 created by Transfer 122864 - 7.6.1962 at 2:55 pm (Affects Fee Simple)

The easements created by Transfer 122864 are subject to Section 351E (1) (a) Municipal Corporations Act 1954

12928202.6 Lease of Area 1 Deposited Plan 600288 Term 999 years commencing on 1.2.2024 Record of Title 1167389 issued - 5.3.2024 at 3:49 pm (Affects Fee Simple)

12928202.7 Lease of Area 2 Deposited Plan 600288 Term 999 years commencing on 1.2.2024 Record of Title 1167390 issued - 5.3.2024 at 3:49 pm (Affects Fee Simple)

12928202.10 Mortgage to ANZ Bank New Zealand Limited - 5.3.2024 at 3:49 pm

