



RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
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R.W. Muir
Registrar-General
of Land

Identifier **1296770**
Land Registration District **South Auckland**
Date Issued 23 June 2026

Prior References

1083202	1083207	1083208
1083210	1083215	1083218
1083219	1083223	1083225
1170205	1170206	1170207
1170208	1170209	1170210
1170211	1170214	1170217
1170218	748143	748144
748145	SA27C/1295	

Estate	Fee Simple
Area	14.3011 hectares more or less
Legal Description	Lot 12, 17-18, 20, 25, 33-34, 100, 500 Deposited Plan 580793 and Lot 28-32, 35, 38, 41-42, 44 Deposited Plan 600987 and Lot 1-3 Deposited Plan 487122 and Lot 6 Deposited Plan South Auckland 30799

Registered Owners

Inspired Property Limited

Estate	Fee Simple - 2/3 share
Area	673 square metres more or less
Legal Description	Lot 50 Deposited Plan 600987

Registered Owners

Inspired Property Limited

Interests

Subject to Section 206 Land Act 1924

Subject to Section 8 Coal Mines Amendment Act 1950

Appurtenant to Lot 6 DPS 30799 is a right of way created by Deed of Easement embodied in CT84050 - 4.4.2003 at 9:00 am

9146831.2 Mortgage to ASB Bank Limited - 26.9.2012 at 11:56 am (affects Lots 1 and 2 DP 487122 and Lot 6 DPS 30799)

10545034.1 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 15.12.2016 at 8:57 am (affects Lots 12, 17, 18, 20, 25, 33, 34, 100 and 500 DP 580793 and Lots 1, 2 and 3 DP 487122)

10808379.1 Encumbrance to New Zealand Transport Agency - 11.8.2017 at 9:15 am (affects Lots 12, 17, 18, 20, 25, 33, 34, 100 and 500 DP 580793 and Lots 28, 29, 30, 31, 32, 35, 38, 41, 42, 44 and 50 DP 600987)

12670868.3 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 26.6.2023 at 9:27 am (affects Lots 12, 17, 18, 20, 25, 33, 34, 100 and 500 DP 580793)

Subject to a right (in gross) to convey electricity over part Lot 100 DP 580793 marked A on DP 580793 in favour of Powerco Limited created by Easement Instrument 12670868.5 - 26.6.2023 at 9:27 am

The easements created by Easement Instrument 12670868.5 are subject to Section 243 (a) Resource Management Act 1991 Appurtenant to Lots 17, 18, 25 and 33 DP 580793 is a right of way, right to convey electricity, water, gas and telecommunications and right to drain water and sewage, appurtenant to Lot 34 DP 580793 is a right to drain water created by Easement Instrument 12670868.6 - 26.6.2023 at 9:27 am

The easements created by Easement Instrument 12670868.6 are subject to Section 243 (a) Resource Management Act 1991 Subject to a right of way, right to convey electricity, water, gas and telecommunications and right to drain water and sewage over part Lot 20 DP 580793 marked Q and E on DP 580793 created by Easement Instrument 12670868.6 - 26.6.2023 at 9:27 am

Land Covenant in Covenant Instrument 12670868.7 - 26.6.2023 at 9:27 am (limited as to duration) (affects Lots 12, 17, 18, 20, 25, 33 and 34 DP 580793)

Land Covenant (in gross) in favour of Insight Property Limited created by Covenant Instrument 12670868.7 - 26.6.2023 at 9:27 am (limited as to duration) (affects Lots 12, 17, 18, 20, 25, 33 and 34 DP 580793)

Subject to a right (in gross) to convey water and right to drain water and sewage over part Lot 20 DP 580793 marked Q and E and over part Lot 100 DP 580793 marked R on DP 580793, a right (in gross) to drain water over part marked Lot 100 DP 580793 marked Z and over part Lot 500 DP 580793 marked H, I and J all on DP 580793 and a right (in gross) to drain water over part Lot 28 DP 600987 marked T, over part Lot 29 DP 600987 marked Q and over part Lot 50 DP 600987 marked G all on DP 600987 in favour of Thames-Coromandel District Council created by Easement Instrument 12758438.1 - 27.6.2023 at 4:54 pm

The easements created by Easement Instrument 12758438.1 are subject to Section 243 (a) Resource Management Act 1991 Subject to a right (in gross) to convey telecommunications over part Lot 20 DP 580793 marked Q and E and over part Lot 500 DP 580793 marked B, C, I, H, L and K all on DP 580793 in favour of Chorus New Zealand Limited created by Easement Instrument 12758438.2 - 27.6.2023 at 4:54 pm

The easements created by Easement Instrument 12758438.2 are subject to Section 243 (a) Resource Management Act 1991 Fencing Covenant in Transfer 12792585.2 - 1.8.2023 at 3:42 pm (affects Lot 25 DP 580793)

12968210.4 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 5.7.2024 at 9:20 am (affects Lots 28, 29, 30, 31, 32, 35, 38, 41, 42 and 44 DP 600987)

Subject to Section 241(2) Resource Management Act 1991 (affects DP 600987)

Subject to a right (in gross) to drain sewage and to convey water over part Lot 500 DP 580793 marked C, H and L and a right (in gross) to drain water over part Lot 50 DP 600987 marked A and U all on DP 600987 in favour of Thames-Coromandel District Council created by Easement Instrument 12968210.6 - 5.7.2024 at 9:20 am

The easements created by Easement Instrument 12968210.6 are subject to Section 243 (a) Resource Management Act 1991 Subject to a right (in gross) to convey electricity over part Lot 500 DP 580793 marked C, B, H, I, L and K on DP 600987 in favour of Powerco Limited created by Easement Instrument 12968210.7 - 5.7.2024 at 9:20 am

Subject to a right of way, a right to drain sewage and water and a right to convey electricity, gas, telecommunications and water over part Lot 50 DP 600987 marked A, G and U on DP 600987 created by Easement Instrument 12968210.8 - 5.7.2024 at 9:20 am

Appurtenant to Lots 28, 29, 30, 31, 32, 35, 38, 41, 42 and 44 DP 600987 is a right of way, a right to drain sewage and water and a right to convey electricity, gas, telecommunications and water created by Easement Instrument 12968210.8 - 5.7.2024 at 9:20 am

The easements created by Easement Instrument 12968210.8 are subject to Section 243 (a) Resource Management Act 1991

Land Covenant in Covenant Instrument 12968210.9 - 5.7.2024 at 9:20 am (Limited as to Duration) (affects Lots 28, 29, 30, 31, 32, 35, 38, 41, 42 and 44 DP 600987)

Land Covenant (in gross) in favour of Inspired Property Limited created by Covenant Instrument 12968210.9 - 5.7.2024 at 9:20 am (Limited as to Duration) (affects Lots 28, 29, 30, 31, 32, 35, 38, 41, 42 and 44 DP 600987)

13067294.1 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 24.7.2024 at 10:18 am (affects Lot 3 DP 487122)

13067294.2 Variation of Consent Notice 12670868.3 pursuant to Section 221(5) Resource Management Act 1991 - 24.7.2024 at 10:18 am

13187884.2 Mortgage to Kensington Finance Limited Partnership - 18.12.2024 at 4:28 pm (affects Lots 17, 18, 20, 33, 34, 100 and 500 DP 580793)

Fencing Covenant in Transfer 13455511.1 - 28.11.2025 at 1:05 pm (affects Lot 38 DP 600987 and part Lot 50 DP 600987 formerly contained in RT 1170214)

13509478.6 Mortgage to Kensington Finance Limited Partnership - 30.1.2026 at 3:10 pm (affects Lots 31 and 38 DP 600987 and part Lot 50 DP 600987 formerly contained in RTs 1170209 and 1170214)

13553569.1 Variation of Consent Notice 12968210.4 pursuant to Section 221(5) Resource Management Act 1991 - 16.3.2026 at 5:17 pm













