



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**

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




R.W. Muir
Registrar-General
of Land

Identifier **1218010**
Land Registration District **North Auckland**
Date Issued 13 May 2025

Prior References
1175001

Estate Fee Simple
Area 145 square metres more or less
Legal Description Lot 11 Deposited Plan 611315
Registered Owners
IMII Building Limited

Estate Fee Simple - 1/31 share
Area 1025 square metres more or less
Legal Description Lot 102 Deposited Plan 577872
Registered Owners
IMII Building Limited

Interests

Land Covenant (in gross) in favour of Karaka & Drury Consultant Limited created by Covenant Instrument 12165010.13 - 14.9.2021 at 4:03 pm (Limited as to duration)

Land Covenant (in gross) in favour of Auranga Residents' Association Incorporated and Karaka & Drury Consultant Limited created by Covenant Instrument 12165010.14 - 14.9.2021 at 4:03 pm

12565344.4 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 10.11.2022 at 4:37 pm (affects Lot 11 DP 611315)

Subject to a right of way over Lot 102 DP 577872 marked C on DP 577872 created by Easement Instrument 12565344.8 - 10.11.2022 at 4:37 pm

Appurtenant to Lot 11 DP 611315 herein is a right of way created by Easement Instrument 12565344.8 - 10.11.2022 at 4:37 pm

The easements created by Easement Instrument 12565344.8 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right (in gross) to convey electricity over Lot 102 DP 577872 marked C on DP 577872 in favour of Counties Energy Limited created by Easement Instrument 12565344.9 - 10.11.2022 at 4:37 pm

Subject to a right (in gross) to convey telecommunications over Lot 102 DP 577872 marked C on DP 577872 in favour of Tuatahi First Fibre Limited created by Easement Instrument 12565344.10 - 10.11.2022 at 4:37 pm

Subject to a right (in gross) to convey water over Lot 102 DP 577872 marked C on DP 577872 in favour of Watercare Services Limited created by Easement Instrument 12565344.11 - 10.11.2022 at 4:37 pm

13013937.1 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 27.5.2024 at 3:43 pm (affects Lot 11 DP 611315)

Subject to Section 241(2) Resource Management Act 1991 (affects DP 611315)

Subject to a party wall right over part Lot 11 DP 611315 over part marked AQ and AR on DP 611315 created by Easement Instrument 13282845.2 - 13.5.2025 at 2:45 pm

Appurtenant to Lot 11 DP 611315 is a party wall right created by Easement Instrument 13282845.2 - 13.5.2025 at 2:45 pm

The easements created by Easement Instrument 13282845.2 are subject to Section 243 (a) Resource Management Act 1991



