



**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 **126031**
Land Registration District **North Auckland**
Date Issued 20 November 2003

Prior References

GN 5635656.1 NA80C/104

Estate Fee Simple
Area 4.5724 hectares more or less
Legal Description Part Lot 5 Deposited Plan 136559 and
Section 7-8 Survey Office Plan 315843

Registered Owners

Apiti Trustee Limited

Interests

Subject to Section 206 Land Act 1924 (affects part formerly CT 80C/104)

Appurtenant hereto are rights to convey water, and water supply rights specified in Easement Certificate B770455.4 (affects part formerly CT 80C/104)

The easements specified in Easement Certificate B770455.4 are subject to Section 309 (1) (a) Local Government Act 1974

Appurtenant hereto is a water supply right specified in Easement Certificate C338913.1 - 15.1.1992 at 2.35 pm (affects part formerly CT 80C/104)

Subject to a water supply right over part specified in Easement Certificate C338913.1 - 15.1.1992 at 2.35 pm

Subject to Section 120 (9) Public Works Act 1981

6848876.3 Mortgage to ASB Bank Limited - 3.5.2006 at 9:00 am

11741026.1 STATUTORY LAND CHARGE PURSUANT TO SECTION 87 LOCAL GOVERNMENT (RATING) ACT 2002 - 30.4.2020 at 10:13 am

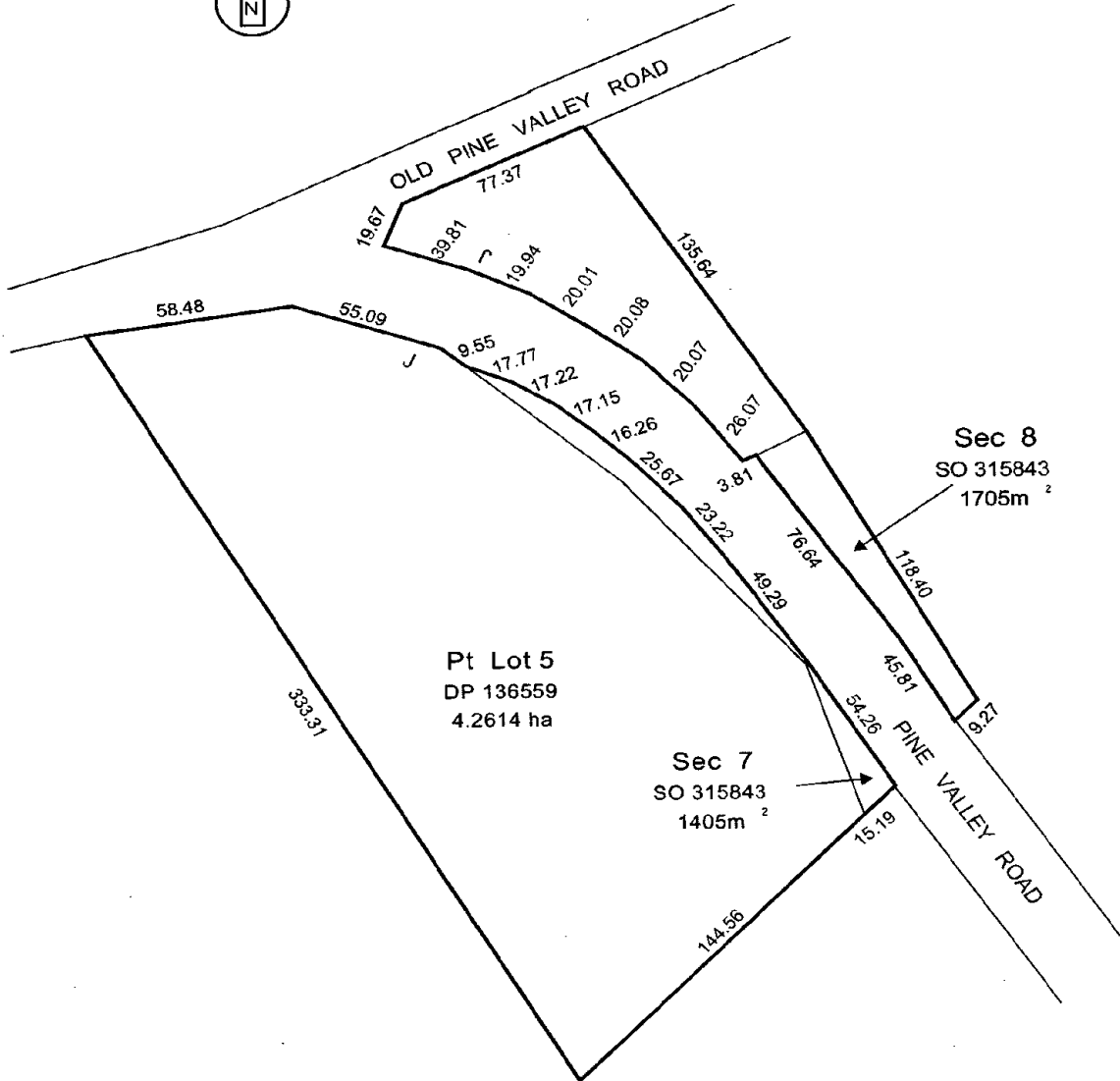
Title Diagram CT 126301

Copy - 01/01, Pgs - 001, 03/12/03, 08:45



DocID: 311180828

CT 126031
N 4276



TOTAL CT AREA: 4.5724 ha

B770455.4 EC

Approved by the District Land Registrar, South Auckland No. 351560
 Approved by the District Land Registrar, North Auckland, No. 4380/81
 Approved by the Registrar-General of Land, Wellington, No. 436748.1/81

EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

±/We CAMPBELL JOHN WIN of Silverdale farmer and SHIRLEY RUTH WIN
 his wife and THE PUBLIC TRUSTEE ✓

being the registered proprietor(s) of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at North Auckland on the day of 19 _____ under No. 119318 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE DEPOSITED PLAN NO.

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
water supply and right to convey water	pt. Lot 8 DP119318 68C/468	A	Lots 3, 4, 5, 7 DP119318 and Allot.258 & pt.260	68C/463 68C/464 68C/465 68C/467 <u>1537/96</u>
Water supply and right to convey water	pt. Lot 8 DP119318 68C/468	B	Allot.258 & pt.260	<u>1537/96</u> <i>signed</i>
water supply and right to convey water.	pt. Lot 4 68C/464	C	Lot 3 DP119318	68C/463
right of way	Pt. Lot 8 68C/468	D	Lot 7 DP119318	68C/467
right of way	pt. Lot 7 DP119318 68C/467	E	Lot 8 DP119318	68C/468

S. B. W.

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:

IN THE MATTER of the Land Transfer Act 1952

A N D

IN THE MATTER of Caveat No. B.513110.1 (North Auckland Registry)

CONSENT OF CAVEATOR

H.J. HYLAND & SONS LIMITED the Caveator in whose name the above mentioned Caveat is lodged against the land comprised in Certificate of Title Volume 1537 Folio 96 (North Auckland Registry) HEREBY CONSENTS to the registration of a Memorandum of Transfer from The Public Trustee surrendering a drainage easement appurtenant to the land in the said title and being over part of the land contained in Certificate of Title Volume 57B Folio 481 (North Auckland Registry) and to registration of an easement certificate in favour of the said title BUT SUBJECT AND WITHOUT PREJUDICE to the rights of the Caveator protected by the said Caveat.

hms

DATED this *21st* day of *August* 1987.

THE COMMON SEAL of)
H.J. HYLAND & SONS LIMITED)
was hereunto affixed in)
the presence of:)



H.J. Hyland

H.J. Hyland

Correct for the purposes of the Land Transfer Act 1952

[Signature]

Solicitor for the Registered Proprietors

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

(a) The registered proprietors of the servient or dominant tenements as at the date of deposit of the plan shall have no responsibility for the construction of the dam on either of the areas marked "A" or "B" on the said plan and until such dam has been constructed the registered proprietors of the dominant tenements shall have no right to draw water from the said areas. Following construction of such dam the registered proprietors for the time being of the respective dominant tenements shall not be entitled or permitted to utilise or draw water until such time as each registered proprietor of the dominant tenements has paid to the registered proprietor or proprietors of the dominant tenements who have effected construction or have subsequently contributed towards the costs of constructing the said dam and ancillary accessories and facilities to permit the supply of water a proportionate share of such costs including but not limited to the cost of all earthworks buildings and power supply.

(b) Following construction of the said dam the stockpile of soil and/or spoil resulting from such construction shall be landscaped on to the residue of the area of the servient tenement to the reasonable satisfaction of the registered proprietor of such tenement and to the satisfaction of the engineer who designed the said dam.

(c) The registered proprietor for the time being of each dominant tenement wishing to draw water from the dam following its construction shall be responsible for the supply and installation of the requisite pipeline and a pump to enable passage of water from the dam to such registered proprietor's storage facility.

(d) The registered proprietor of each dominant tenement drawing water from the said dam following its construction shall be responsible for payment of an equal share of keeping the said dam in a good state of maintenance and repair PROVIDED HOWEVER that in the event of any damage being caused by any act or omission of any such registered proprietor then such proprietor shall be responsible for the costs of rectifying any such damage.

(e) The registered proprietors for the time being of the dominant and servient tenements agree to co-operate in making such application as may be required for the granting of water rights from the appropriate controlling authority to facilitate the obtaining of such rights. The registered proprietors of such dominant and servient tenements shall sign all such documents as may be required to make such application and shall have no right of objection to the grant of any such rights.

(f) The registered proprietor of each dominant tenement drawing water from the said dam following its construction shall be responsible for payment of an equal share of keeping the said dam in a good state of maintenance and repair PROVIDED HOWEVER that in the event of any damage being caused by any act or omission of any such registered proprietor then such proprietor shall be responsible for the costs of rectifying any such damage.

to be done

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

See attached sheet.

Dated this 19th day of October 19 87.

Signed by the above-named CAMPBELL
JOHN WIN and SHIRLEY RUTH WIN

[Handwritten signature]

in the presence of

Witness

Occupation

Address

[Handwritten signature]
[Handwritten signature]
[Handwritten signature]

SIGNED by the Public Trustee by the District)
Public Trustee for Takapuna and sealed with)
the latter's seal in the presence of :-)

[Handwritten signature]
[Handwritten signature]

THE PUBLIC TRUSTEE by

[Handwritten signature]
District Public Trustee for
Takapuna

EASEMENT CERTIFICATE

(IMPORTANT): Registration of this certificate does not of itself create any of the easements specified herein.

Correct for the purposes of the
Land Transfer Act

M. Sumpter

Solicitor for the registered proprietor

*The within easements
when created will be
subject to Section 309(1)(c)
Local Government Act 1974*

[Signature]
Am

255 07 JAN 88 B 770455.4
PARTICULARS ENTERED IN REGISTER
LAND REGISTRY AUCKLAND
ASST. LAND REGISTRAR

1537/96

680/663



MAHON & SUMPTER
Solicitors
TAKAPUNA



C 338913.1

EC

Approved by the District Land Registrar, South Auckland No. 351560
 Approved by the District Land Registrar, North Auckland, No. 4380/81
 Approved by the Registrar-General of Land, Wellington, No. 436748.1/81

EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

I/We H J HYLAND & SONS LIMITED at Auckland

being the registered proprietor(s) of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at North Auckland on the 3rd day of September 19 90 under No. 136559 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE
 DEPOSITED PLAN NO. 136559

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
Water supply	Lot 4 DP 136559	That part marked "A" on the attached diagram	Lot 5 DP 136559	80C/104
Water supply	Lot 4 DP 136559	That part marked "A" on the attached diagram	Lot 6 DP 136559	80C/105
Water supply	Lot 5 DP 136559	That part marked "B" on the attached diagram	Lot 6 DP 136559	80C/105

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:





Correct RNB
[Signature]

 2011 A.Z. L.T. Surveyor

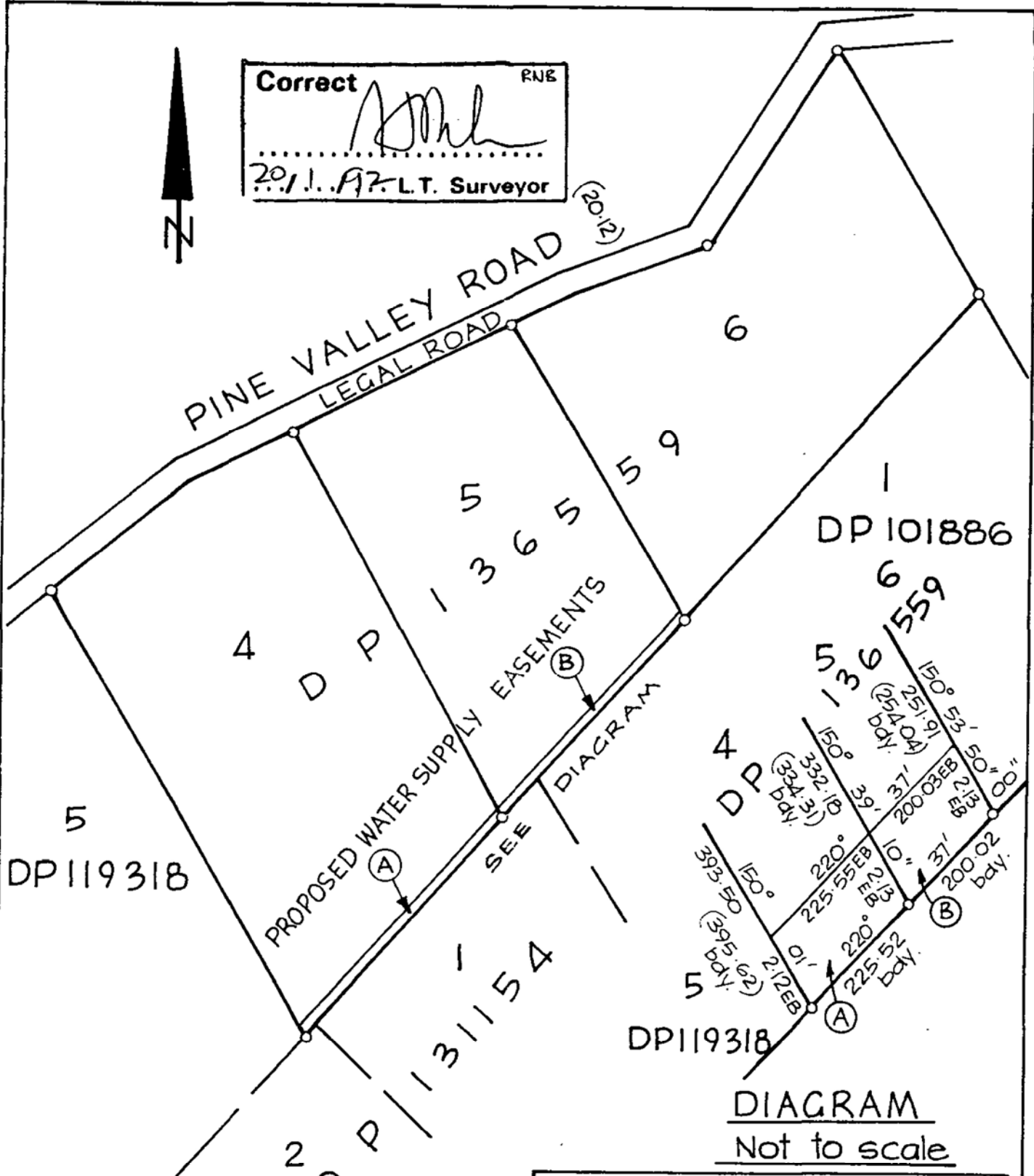


DIAGRAM
 Not to scale

PROPOSED EASEMENT			
SHOWN	PURPOSE	SERVIENT TENEMENT	DOMINANT TENEMENT
(A)	WATER	LOT 4 DP136559	LOTS 5 & 6 DP136559
(B)	SUPPLY	LOT 5 DP136559	LOT 6 DP136559

[Signature]
 G.M. JULL : REGISTERED SURVEYOR

THIS PLAN HAS BEEN PREPARED BY AND IS COPYRIGHT
HARRISON GRIERSON CONSULTANTS LTD
 Consulting Engineers Surveyors Planners

DESIGNED	G.M.J.	9/91	DRAWN:	C.M.G.	9/91
----------	--------	------	--------	--------	------

TITLE:
**PROPOSED WATER
 SUPPLY EASEMENT
 OVER LOTS 4, & 5 DP136559**

SCALE:
 1 : 4000

DRAWING No
435175.1

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

Dated this 18th day of December 19 91

~~Signed by the above named~~
THE COMMON SEAL of

H J HYLAND & SONS LIMITED
was hereby affixed
in the presence of



Witness

Occupation

Address

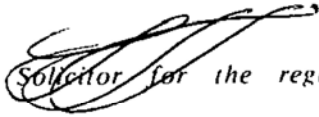
L. J. Carl Director

H. J. Hyland Secretary

EASEMENT CERTIFICATE

(IMPORTANT): Registration of this certificate does not of itself create any of the easements specified herein.

*Correct for the purposes of the
Land Transfer Act*


Solicitor for the registered proprietor

80C/103 to 105 inc

① EC 5/16

SIMPSON GRIERSON BUTLER WHITE
SOLICITORS
AUCKLAND
(SMF)

235 15.JAN92 C 338913
PARTICULARS ENTERED REGISTER
LAND REGISTRY
AUCKLAND
ASST. LAND REGISTRAR
104 8105





**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 **NA80C/105**
Land Registration District **North Auckland**
Date Issued 29 August 1990

Prior References

NA1537/96

Estate Fee Simple
Area 6.5511 hectares more or less
Legal Description Lot 6 Deposited Plan 136559

Registered Owners

Young Jin Seo and Jae Hoi Noh

Interests

Subject to Section 206 Land Act 1924

Appurtenant hereto are rights to convey water, and water supply rights specified in Easement Certificate B770455.4

The easements specified in Easement Certificate B770455.4 are subject to Section 309 (1) (a) Local Government Act 1974

Appurtenant hereto are water supply rights specified in Easement Certificate C338913.1 - 15.1.1992 at 2.35 pm

B770455.4 EC

Approved by the District Land Registrar, South Auckland No. 351560
Approved by the District Land Registrar, North Auckland, No. 4380/81
Approved by the Registrar-General of Land, Wellington, No. 436748.1/81

EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

±/We CAMPBELL JOHN WIN of Silverdale farmer and SHIRLEY RUTH WIN
his wife and THE PUBLIC TRUSTEE ✓

being the registered proprietor(s) of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at North Auckland on the day of 19 under No. 119318 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE DEPOSITED PLAN NO.

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
water supply and right to convey water	pt. Lot 8 DP119318 68C/468	A	Lots 3, 4, 5, 7 DP119318 and Allot.258 & pt.260	68C/463 68C/464 68C/465 68C/467 <u>1537/96</u>
Water supply and right to convey water	pt. Lot 8 DP119318 68C/468	B	Allot.258 & pt.260	<u>1537/96</u> <i>signed</i>
water supply and right to convey water.	pt. Lot 4 68C/464	C	Lot 3 DP119318	68C/463
right of way	Pt. Lot 8 68C/468	D	Lot 7 DP119318	68C/467
right of way	pt. Lot 7 DP119318 68C/467	E	Lot 8 DP119318	68C/468

S. B. W.

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:

IN THE MATTER of the Land Transfer Act 1952

A N D

IN THE MATTER of Caveat No. B.513110.1 (North Auckland Registry)

CONSENT OF CAVEATOR

H.J. HYLAND & SONS LIMITED the Caveator in whose name the above mentioned Caveat is lodged against the land comprised in Certificate of Title Volume 1537 Folio 96 (North Auckland Registry) HEREBY CONSENTS to the registration of a Memorandum of Transfer from The Public Trustee surrendering a drainage easement appurtenant to the land in the said title and being over part of the land contained in Certificate of Title Volume 57B Folio 481 (North Auckland Registry) and to registration of an easement certificate in favour of the said title BUT SUBJECT AND WITHOUT PREJUDICE to the rights of the Caveator protected by the said Caveat.

hms

DATED this *21st* day of *August* 1987.

THE COMMON SEAL of)
H.J. HYLAND & SONS LIMITED)
was hereunto affixed in)
the presence of:)



H. J. Hyland

H. J. Hyland

Correct for the purposes of the Land Transfer Act 1952

[Signature]

Solicitor for the Registered Proprietors

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

(a) The registered proprietors of the servient or dominant tenements as at the date of deposit of the plan shall have no responsibility for the construction of the dam on either of the areas marked "A" or "B" on the said plan and until such dam has been constructed the registered proprietors of the dominant tenements shall have no right to draw water from the said areas. Following construction of such dam the registered proprietors for the time being of the respective dominant tenements shall not be entitled or permitted to utilise or draw water until such time as each registered proprietor of the dominant tenements has paid to the registered proprietor or proprietors of the dominant tenements who have effected construction or have subsequently contributed towards the costs of constructing the said dam and ancillary accessories and facilities to permit the supply of water a proportionate share of such costs including but not limited to the cost of all earthworks buildings and power supply.

(b) Following construction of the said dam the stockpile of soil and/or spoil resulting from such construction shall be landscaped on to the residue of the area of the servient tenement to the reasonable satisfaction of the registered proprietor of such tenement and to the satisfaction of the engineer who designed the said dam.

(c) The registered proprietor for the time being of each dominant tenement wishing to draw water from the dam following its construction shall be responsible for the supply and installation of the requisite pipeline and a pump to enable passage of water from the dam to such registered proprietor's storage facility.

(d) The registered proprietor of each dominant tenement drawing water from the said dam following its construction shall be responsible for payment of an equal share of keeping the said dam in a good state of maintenance and repair PROVIDED HOWEVER that in the event of any damage being caused by any act or omission of any such registered proprietor then such proprietor shall be responsible for the costs of rectifying any such damage.

(e) The registered proprietors for the time being of the dominant and servient tenements agree to co-operate in making such application as may be required for the granting of water rights from the appropriate controlling authority to facilitate the obtaining of such rights. The registered proprietors of such dominant and servient tenements shall sign all such documents as may be required to make such application and shall have no right of objection to the grant of any such rights.

(f) The registered proprietor of each dominant tenement drawing water from the said dam following its construction shall be responsible for payment of an equal share of keeping the said dam in a good state of maintenance and repair PROVIDED HOWEVER that in the event of any damage being caused by any act or omission of any such registered proprietor then such proprietor shall be responsible for the costs of rectifying any such damage.

to be done

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

See attached sheet.

Dated this 19th day of October 19 87.

Signed by the above-named CAMPBELL
JOHN WIN and SHIRLEY RUTH WIN

[Handwritten signature]

in the presence of

Witness

Occupation

Address

[Handwritten signature]
[Handwritten signature]
[Handwritten signature]

SIGNED by the Public Trustee by the District)
Public Trustee for Takapuna and sealed with)
the latter's seal in the presence of :-)

[Handwritten signature]
[Handwritten signature]

THE PUBLIC TRUSTEE by

[Handwritten signature]
District Public Trustee for
Takapuna

EASEMENT CERTIFICATE

(IMPORTANT): Registration of this certificate does not of itself create any of the easements specified herein.

Correct for the purposes of the
Land Transfer Act

M. Sumpter

Solicitor for the registered proprietor

*The within easements
when created will be
subject to Section 309(1)(c)
Local Government Act 1974*

[Signature]
Am

255 07 JAN 88 B 770455.4
PARTICULARS ENTERED IN REGISTER
LAND REGISTRY AUCKLAND
ASST. LAND REGISTRAR

1537/96

680/463



MAHON & SUMPTER
Solicitors
TAKAPUNA



EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

I/We H J HYLAND & SONS LIMITED at Auckland

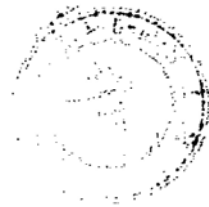
being the registered proprietor(s) of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at North Auckland on the 3rd day of September 19 90 under No. 136559 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE
 DEPOSITED PLAN NO. 136559

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
Water supply	Lot 4 DP 136559	That part marked "A" on the attached diagram	Lot 5 DP 136559	80C/104
Water supply	Lot 4 DP 136559	That part marked "A" on the attached diagram	Lot 6 DP 136559	80C/105
Water supply	Lot 5 DP 136559	That part marked "B" on the attached diagram	Lot 6 DP 136559	80C/105

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:





Correct RNE
[Signature]

 2011 A.P.L.T. Surveyor (2012)

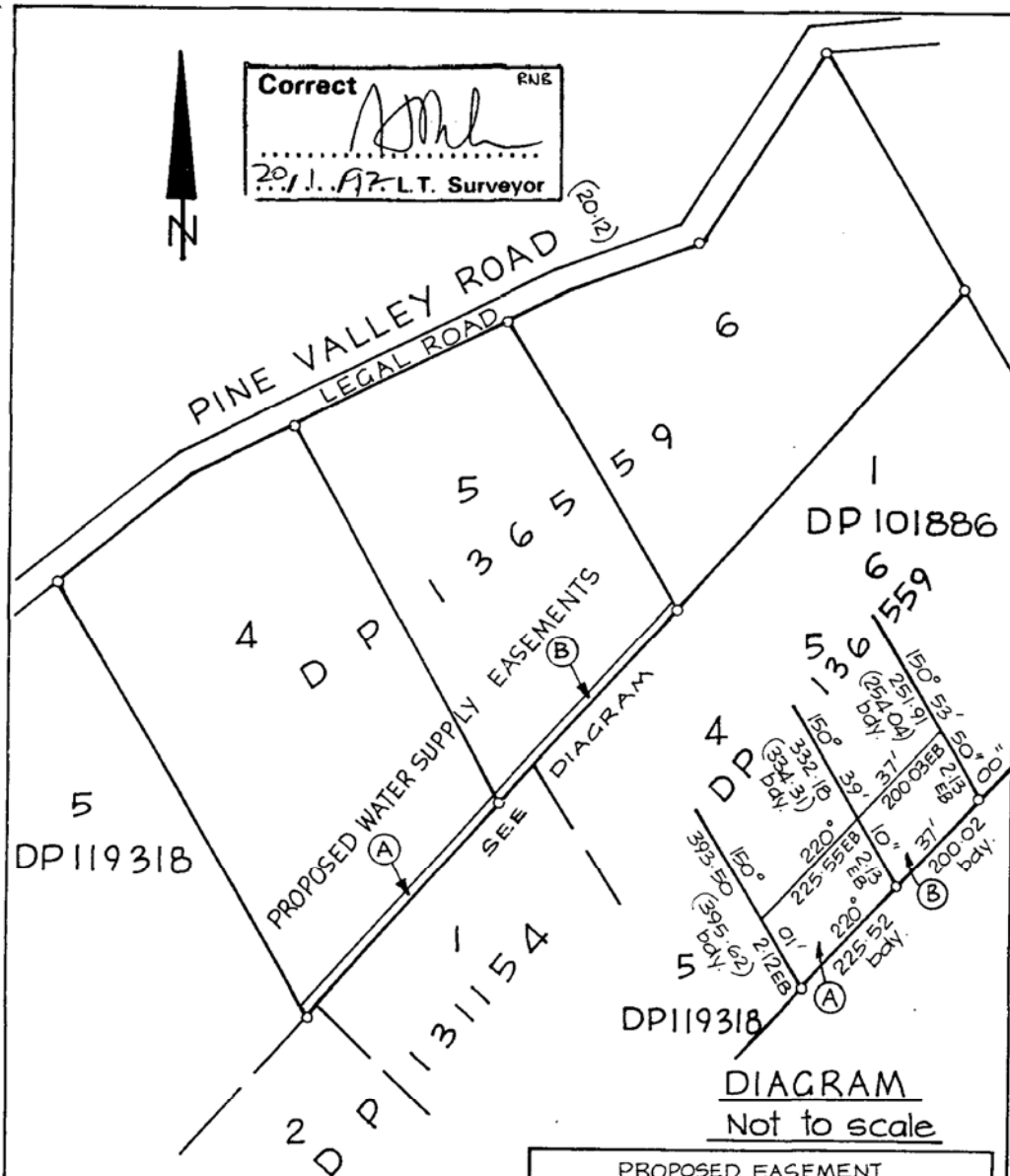


DIAGRAM
 Not to scale

PROPOSED EASEMENT			
SHOWN	PURPOSE	SERVIENT TENEMENT	DOMINANT TENEMENT
(A)	WATER	LOT 4 DP136559	LOTS 5 & 6 DP136559
(B)	SUPPLY	LOT 5 DP136559	LOT 6 DP136559

[Signature]
 G.M.JULL : REGISTERED SURVEYOR

THIS PLAN HAS BEEN PREPARED BY AND IS COPYRIGHT
HARRISON GRIERSON CONSULTANTS LTD
 Consulting Engineers Surveyors Planners

DESIGNED G.M.J. 9/91 DRAWN C.M.G. 9/91

TITLE
PROPOSED WATER SUPPLY EASEMENT OVER LOTS 4, & 5 DP136559

SCALE:
 1 : 4000

DRAWING No
435175.1

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

Dated this 18th day of December 19 91

~~Signed by the person~~
THE COMMON SEAL of

H J HYLAND & SONS LIMITED
was hereby affixed
in the presence of



Witness

Occupation

Address

L. J. Carl Director

H. J. Hyland secretary

EASEMENT CERTIFICATE

(IMPORTANT): Registration of this certificate does not of itself create any of the easements specified herein.

Correct for the purposes of the Land Transfer Act

Solicitor for the registered proprietor

80C/103 to 105 inc

① EC \$46

SIMPSON GRIERSON BUTLER WHITE
SOLICITORS
AUCKLAND
(SMF)

2.3.5 15.JAN92 C 338913
PARTICULARS ENTERED
LAND REGISTRY
AUCKLAND
ASST. LAND REGISTRAR
DISTRICT LAND REGISTRY
AUCKLAND
NEW ZEALAND
104 105





**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 **NA76D/509**
Land Registration District **North Auckland**
Date Issued 08 November 1989

Prior References

NA68C/468

Estate Fee Simple
Area 7.9200 hectares more or less
Legal Description Lot 1 Deposited Plan 131154

Registered Owners

Ian Ross Philp as to a 1/2 share
Janis Enid Philp as to a 1/2 share

Interests

548033.1 Gazette Notice (N.Z. Gazette 22.9.1977 p.2552) declaring the adjoining State Highway No. 1 to be a limited access road - 18.10.1977 at 2.59 pm

Appurtenant hereto is a right of way specified in Easement Certificate B770455.4

Subject to a water supply right over part marked C on DP 131154 specified in Easement Certificate B770455.4

The easements specified in Easement Certificate B770455.4 are subject to Section 309 (1) (a) Local Government Act 1974

C649899.2 Mortgage to (now) Westpac New Zealand Limited - 5.9.1994 at 2.50 pm

C976911.1 Variation of Mortgage C649899.2 - 3.4.1996 at 12.32 pm

D417189.1 Variation of Mortgage C649899.2 - 5.8.1999 at 2.02 pm

8544964.3 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 16.7.2010 at 7:00 am

B770455.4EC

Approved by the District Land Registrar, South Auckland No. 351560
 Approved by the District Land Registrar, North Auckland, No. 4380/81
 Approved by the Registrar-General of Land, Wellington, No. 436748.1/81

EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

±/We CAMPBELL JOHN WIN of Silverdale farmer and SHIRLEY RUTH WIN
 his wife and THE PUBLIC TRUSTEE ✓

being the registered proprietor(s) of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at North Auckland on the day of 19 _____ under No. 119318 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE DEPOSITED PLAN NO.

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
water supply and right to convey water	pt. Lot 8 DP119318 68C/468	A	Lots 3, 4, 5, 7 DP119318 and Allot.258 & pt.260	68C/463 68C/464 68C/465 68C/467 <u>1537/96</u>
Water supply and right to convey water	pt. Lot 8 DP119318 68C/468	B	Allot.258 & pt.260	<u>1537/96</u> <i>signed</i>
water supply and right to convey water.	pt. Lot 4 68C/464	C	Lot 3 DP119318	68C/463
right of way	Pt. Lot 8 68C/468	D	Lot 7 DP119318	68C/467
right of way	pt. Lot 7 DP119318 68C/467	E	Lot 8 DP119318	68C/468

S. B. W.

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:

IN THE MATTER of the Land Transfer Act 1952

A N D

IN THE MATTER of Caveat No. B.513110.1 (North Auckland Registry)

CONSENT OF CAVEATOR

H.J. HYLAND & SONS LIMITED the Caveator in whose name the above mentioned Caveat is lodged against the land comprised in Certificate of Title Volume 1537 Folio 96 (North Auckland Registry) HEREBY CONSENTS to the registration of a Memorandum of Transfer from The Public Trustee surrendering a drainage easement appurtenant to the land in the said title and being over part of the land contained in Certificate of Title Volume 57B Folio 481 (North Auckland Registry) BUT SUBJECT AND WITHOUT PREJUDICE to the rights of the Caveator protected by the said Caveat.

hms

DATED this *21st* day of *August* 1987.

THE COMMON SEAL of)
H.J. HYLAND & SONS LIMITED)
was hereunto affixed in)
the presence of:)



H.J. Hyland

H.J. Hyland

Correct for the purposes of the Land Transfer Act 1952

[Signature]

Solicitor for the Registered Proprietors

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

(a) The registered proprietors of the servient or dominant tenements as at the date of deposit of the plan shall have no responsibility for the construction of the dam on either of the areas marked "A" or "B" on the said plan and until such dam has been constructed the registered proprietors of the dominant tenements shall have no right to draw water from the said areas. Following construction of such dam the registered proprietors for the time being of the respective dominant tenements shall not be entitled or permitted to utilise or draw water until such time as each registered proprietor of the dominant tenements has paid to the registered proprietor or proprietors of the dominant tenements who have effected construction or have subsequently contributed towards the costs of constructing the said dam and ancillary accessories and facilities to permit the supply of water a proportionate share of such costs including but not limited to the cost of all earthworks buildings and power supply.

(b) Following construction of the said dam the stockpile of soil and/or spoil resulting from such construction shall be landscaped on to the residue of the area of the servient tenement to the reasonable satisfaction of the registered proprietor of such tenement and to the satisfaction of the engineer who designed the said dam.

(c) The registered proprietor for the time being of each dominant tenement wishing to draw water from the dam following its construction shall be responsible for the supply and installation of the requisite pipeline and a pump to enable passage of water from the dam to such registered proprietor's storage facility.

(d) The registered proprietor of each dominant tenement drawing water from the said dam following its construction shall be responsible for payment of an equal share of keeping the said dam in a good state of maintenance and repair PROVIDED HOWEVER that in the event of any damage being caused by any act or omission of any such registered proprietor then such proprietor shall be responsible for the costs of rectifying any such damage.

(e) The registered proprietors for the time being of the dominant and servient tenements agree to co-operate in making such application as may be required for the granting of water rights from the appropriate controlling authority to facilitate the obtaining of such rights. The registered proprietors of such dominant and servient tenements shall sign all such documents as may be required to make such application and shall have no right of objection to the grant of any such rights.

(f) The registered proprietor of each dominant tenement drawing water from the said dam following its construction shall be responsible for payment of an equal share of keeping the said dam in a good state of maintenance and repair PROVIDED HOWEVER that in the event of any damage being caused by any act or omission of any such registered proprietor then such proprietor shall be responsible for the costs of rectifying any such damage.

to be done

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

See attached sheet.

Dated this 19th day of October 19 87.
Signed by the above-named CAMPBELL
JOHN WIN and SHIRLEY RUTH WIN

[Handwritten signature]
[Handwritten signature]

in the presence of
Witness *[Handwritten signature]*
Occupation *[Handwritten signature]*
Address *[Handwritten signature]*

SIGNED by the Public Trustee by the District)
Public Trustee for Takapuna and sealed with)
the latter's seal in the presence of :-)

[Handwritten signature]
[Handwritten signature]

THE PUBLIC TRUSTEE by
[Handwritten signature]
District Public Trustee for
Takapuna

EASEMENT CERTIFICATE

(IMPORTANT): Registration of this certificate does not of itself create any of the easements specified herein.

Correct for the purposes of the
Land Transfer Act

M. Sumpter

Solicitor for the registered proprietor

*The within easements
when created will be
subject to Section 309(1)(c)
Local Government Act 1974*

[Signature]
Am

255 07 JAN 88 B 770455.4
PARTICULARS ENTERED IN REGISTER
LAND REGISTRY AUCKLAND
ASST. LAND REGISTRAR

1537/96

680/663



MAHON & SUMPTER
Solicitors
TAKAPUNA





**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 NA25A/502
Land Registration District North Auckland
Date Issued 21 June 1973

Part-Cancelled

Prior References

NA20D/1231

Estate Fee Simple
Area 2.6999 hectares more or less
Legal Description Lot 1 Deposited Plan 68886

Registered Owners

Elaine Alice Butler-Stoney

Interests

080073.1 Gazette Notice declaring part of the land is hereby taken for road from and after the 14th day of November 1974 - 16.12.1974 at 10.46 am

548033.1 Gazette Notice declaring part State Highway No. 1 (Awanui-Bluff) to be a limited access road - 18.10.1977 at 2.59 pm

8507177.3 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 31.5.2010 at 9:00 am

8507177.4 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 31.5.2010 at 9:00 am



**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 **92357**
Land Registration District **North Auckland**
Date Issued 27 May 2003

Prior References

5600559.1 NA57B/480

Estate Fee Simple
Area 15.2894 hectares more or less
Legal Description Section 5-6 Survey Office Plan 315843 and
Part Lot 1 Deposited Plan 101886

Registered Owners

Bin Zhao

Interests

548033.1 Gazette Notice (NZ Gazette 22 September 1977 No 99 p 2552) declaring the adjoining State Highway No 1 to be a limited access road - 18.10.1977 at 2.59 pm

D543962.1 Gazette Notice (21.9.2000 No 132 p 3383) declaring part adjoining road pursuant to Section 88 Transit New Zealand Act 1989 to be limited access road - 26.9.2000 at 9.00 am

Subject to Part IVA Conservation Act 1987 (affects Sections 5-6 SO Plan 315843)

Subject to Section 11 Crown Minerals Act 1991 (affects Sections 5-6 SO Plan 315843)

8544964.1 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 16.7.2010 at 7:00 am

8544964.2 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 16.7.2010 at 7:00 am

Title Diagram CT 92357

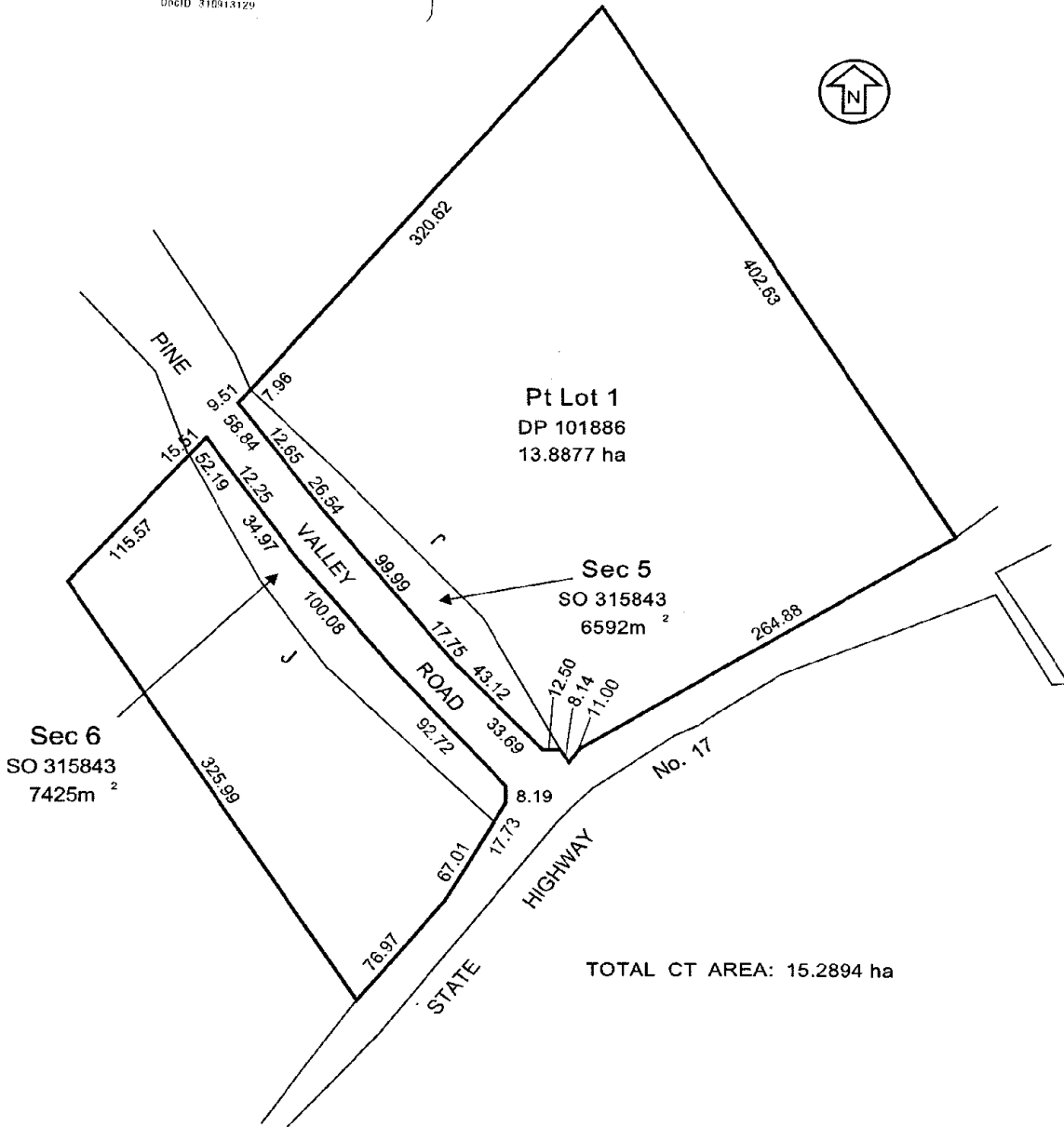
Copy - 01/01, Plus - 001, 12/08/03, 15:32



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CT 92357

N3971



TOTAL CT AREA: 15.2894 ha



**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 NA25A/503
Land Registration District North Auckland
Date Issued 21 June 1973

Part-Cancelled

Prior References

NA20D/1231 NA20D/1232

Estate Fee Simple
Area 16.5897 hectares more or less
Legal Description Lot 2 Deposited Plan 68886

Registered Owners
YJS Holding Limited

Interests

080073.1 Gazette Notice declaring part of the land is hereby taken for road from and after the 14th day of November 1974 - 16.12.1974 at 10.46 am

548033.1 Gazette Notice declaring part State Highway No. 1 (Awanui-Bluff) to be a limited access road - 18.10.1977 at 2.59 pm

800521.2 Gazette Notice (N.Z. Gazette 15.3.1979 p.565) taking part within land (1883 square metres) for road from and after 15.3.1979 - 28.3.1979 at 11.26 am

8507177.1 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 31.5.2010 at 9:00 am

8507177.2 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 31.5.2010 at 9:00 am



**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 **65593**
Land Registration District **North Auckland**
Date Issued 25 November 2002

Prior References

NA38B/351

Estate Fee Simple
Area 9990 square metres more or less
Legal Description Section 6 Survey Office Plan 308591

Registered Owners

Papanui Station House Limited

Interests

5412894.5 Gazette Notice (NZ Gazette, 14/11/2002, No 166, p4194) declaring part of the within land marked L and M on SO Plan 308591 to be subject to the restrictions described in clause B of the aforementioned gazette notice- 25.11.2002 at 9:00 am

Subject to right of way, telecommunications, electricity & water supply easements over part marked C on SO 308591 created by Easement Instrument 5603637.1 - 29.5.2003 at 9:00 am

Appurtenant hereto are right of way, telecommunications, electricity & water supply easements created by Easement Instrument 5603637.1 - 29.5.2003 at 9:00 am

Subject to a right of way, telecommunications, electricity and water supply over part marked C on SO 308591 created by Easement Instrument 5692624.2 - 14.8.2003 at 9:00 am

Subject to Part IVA Conservation Act 1987

Subject to Section 11 Crown Minerals Act 1991

Subject to a stormwater right (in gross) over parts marked G and L and a right of way over part marked C on SO plan 308591 in favour of Her Majesty the Queen created by Transfer 5793440.1 - 10.11.2003 at 9:00 am

8632267.1 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 9.11.2010 at 7:00 am

LEGALISATION PLAN

Sections 1 - 19

LAND DISTRICT North Auckland
Survey Blk. & Dist. XI Waitara
NZMS 261 Sheet Record Sheet No.

Scale 1:3000 Date April 2002

TERRITORIAL AUTHORITY Rodney District
Surveyed by Cato Balam Consultants Ltd

Sheet 1 of 3

Class of Survey : II

Approved as to Survey *C.A. L.H.*
2/10/02 Approving Chief Surveyor
Deposited this 20th day of 2002

For Registrar-General of Land
FILE 14552-01
RECEIVED 13 JUN 2002
SO308591

Approved L.M. 89/10

Approvals

Shown	Description	Gazette / CT	Area
Sec 1	PL Allot 219 Okura Parish	GN C.8842522	5876m ²
Sec 3	PL Allot 217 Okura Parish	GN C.8357493	15245m ²
Sec 5	PL Lot 1 Okura Parish	GN C.8357493	1328m ²
Sec 6	PL Lot 1 Okura Parish	CT 993/35	9900m ²
Sec 8	DP-81469	GN C.5374554	20394ha
Sec 9	PL Lot 1 Okura Parish	GN C.5374554	390m ²
Sec 10	DP-151705	GN C.6052352	1030m ²
Sec 12	PL Lot 1 Okura Parish	GN C.6052352	2789m ²

Easements To Be Acquired

Shown	Description	Gazette/CT	Area
(A)	PL Allot 219 Okura Parish	GN C.8842522	1034m ²
(B)	PL Allot 217 Okura Parish	GN C.8357493	1412m ²
(C)	PL Lot 1 Okura Parish	CT 993/35	2039m ²
(D)	DP-81469	GN C.5374554	937m ²
(E)	PL Lot 1 Okura Parish	GN C.5374554	1401m ²
(F)	PL Allot 210 Okura Parish	CT 38A/929	1636m ²
(G)	PL Lot 1 Okura Parish	GN C.8357493	569m ²
(H)	PL Lot 1 Okura Parish	CT 993/35	918m ²
(I)	PL Lot 1 Okura Parish	GN C.5374554	1398m ²
(J)	PL Lot 1 Okura Parish	GN C.8357493	92m ²
(K)	PL Allot 217 Okura Parish	GN C.8357493	1328m ²
(L)	PL Lot 1 Okura Parish	GN C.5374554	207m ²

Proposed Easements

Shown	Description	Purpose
(A)	PL Allot 219 Okura Parish	Right of way, telecommunication, electric and water supply
(B)	PL Allot 217 Okura Parish	Right of way, telecommunication, electric and water supply
(C)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply
(D)	DP-81469	Right of way, telecommunication, electric and water supply
(E)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply
(F)	PL Allot 210 Okura Parish	Right of way, telecommunication, electric and water supply
(G)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply
(H)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply
(I)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply
(J)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply
(K)	PL Allot 217 Okura Parish	Right of way, telecommunication, electric and water supply
(L)	PL Lot 1 Okura Parish	Right of way, telecommunication, electric and water supply

Land To Be Acquired For Road

Shown	Description	Gazette	Area
Sec 15	PL Allot 210 Okura Parish	GN C.4992012	38m ²

Total Area 13.9166ha

Comprised in

1. John Russell Bolam of Okura, being a person entitled to exercise as a registered surveyor, certifies that the surveys to which this plan relates are accurate, and were undertaken by or under his direction in accordance with the Survey Act 1966 and the Survey Regulations 1968 and that he is a duly qualified and registered surveyor.

2. The Registrar-General of Land certifies that this plan is a true and correct copy of the original plan deposited in his office on the 20th day of April 2002.

3. The Registrar-General of Land certifies that the sections shown on this plan are subject to a Land Government.

Authorised Officer

Sections 1 and 3 together with Areas L and M are to be subject to a Land Government.

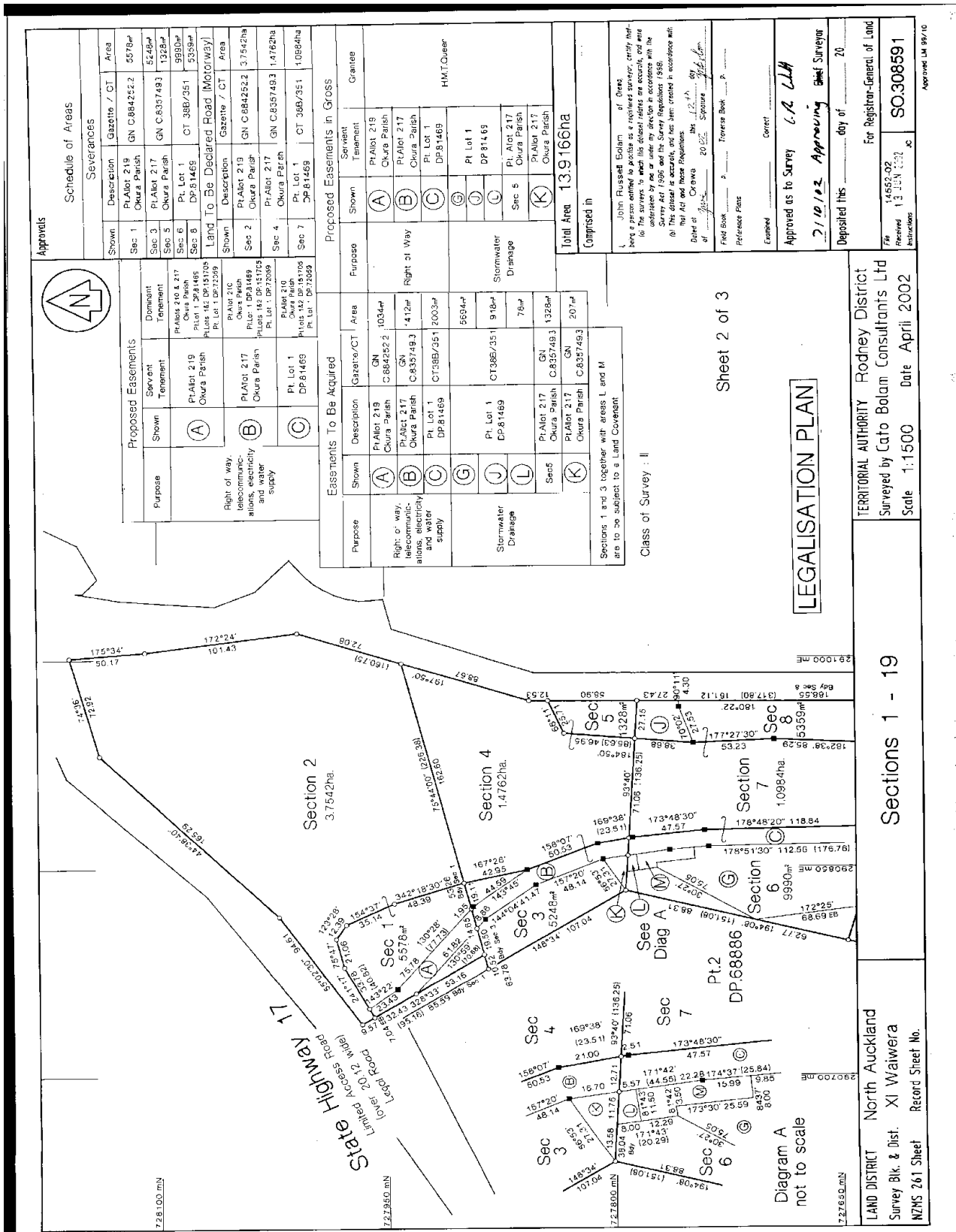
LEGALISATION PLAN

The Rodney District Council hereby approves pursuant to Section 348 of the Local Government Act 1974 the Right of Way shown hereon. Signed for and on behalf of the Rodney District Council this 15th day of August 2001.

See Sheet 2
See Sheet 3

State Highway 17
Small Road
Pt. 2 DP.68886

Sec 1 5578m²
Sec 2 3.7542ha
Sec 3 5248m²
Sec 4 1.4762ha
Sec 5 1328m²
Sec 6 9900m²
Sec 7 1030m²
Sec 8 5359m²
Sec 9 3601m²
Sec 10 2.0834ha
Sec 11 5248m²
Sec 12 2789m²
Sec 13 5755m²
Sec 14 998m²
Sec 15 38m²
Sec 16 3601m²
Sec 17 3482m²
Sec 18 4458m²
Sec 19 82m²



Approvals

Schedule of Areas			
Shown	Description	Gazette / CT	Area
Sec 1	Pl. Alet 219 Okura Parish	GN C.884252.2	5578m ²
Sec 3	Pl. Alet 217 Okura Parish	GN C.835749.3	5248m ²
Sec 5	Pl. Lot 1 DP-81469	CT 388/351	9980m ²
Sec 8	Pl. Lot 1 DP-81469	CT 388/351	5359m ²

Land To Be Declared Road (Motorway)

Shown	Description	Gazette / CT	Area
Sec 2	Pl. Alet 219 Okura Parish	GN C.884252.2	37542ha
Sec 4	Pl. Alet 217 Okura Parish	GN C.835749.3	14762ha
Sec 7	Pl. Lot 1 DP-81469	CT 388/351	10889ha

Proposed Easements in Gross

Purpose	Shown	Description	Gazette/CT	Area	Purpose	Shown	Servient Tenement	Grantee
Right of way, telecommunication, electricity and water supply	(A)	Pl. Alet 219 Okura Parish	GN C.884252.2	1034m ²	Right of Way	(B)	Pl. Alet 217 Okura Parish	HMT, Queer
Right of way, telecommunication, electricity and water supply	(B)	Pl. Alet 217 Okura Parish	GN C.835749.3	412m ²	Stormwater Drainage	(C)	Pl. Lot 1 DP-81469	
Right of way, telecommunication, electricity and water supply	(C)	Pl. Lot 1 DP-81469	CT 388/351	2003m ²	Stormwater Drainage	(D)	Pl. Lot 1 DP-81469	
Stormwater Drainage	(G)	Pl. Lot 1 DP-81469	CT 388/351	918m ²	Stormwater Drainage	(H)	Pl. Alet 217 Okura Parish	
Stormwater Drainage	(J)	Pl. Lot 1 DP-81469	CT 388/351	78m ²	Stormwater Drainage	(K)	Pl. Alet 217 Okura Parish	
Stormwater Drainage	(L)	Pl. Alet 217 Okura Parish	GN C.835749.3	1328m ²				
	(K)	Pl. Alet 217 Okura Parish	GN C.835749.3	207m ²				

Easements To Be Acquired

Purpose	Shown	Description	Gazette/CT	Area
Right of way, telecommunication, electricity and water supply	(A)	Pl. Alet 219 Okura Parish	GN C.884252.2	1034m ²
Right of way, telecommunication, electricity and water supply	(B)	Pl. Alet 217 Okura Parish	GN C.835749.3	412m ²
Right of way, telecommunication, electricity and water supply	(C)	Pl. Lot 1 DP-81469	CT 388/351	2003m ²
Stormwater Drainage	(G)	Pl. Lot 1 DP-81469	CT 388/351	918m ²
Stormwater Drainage	(J)	Pl. Lot 1 DP-81469	CT 388/351	78m ²
Stormwater Drainage	(L)	Pl. Alet 217 Okura Parish	GN C.835749.3	1328m ²
	(K)	Pl. Alet 217 Okura Parish	GN C.835749.3	207m ²

Sections 1 and 3, together with areas L and M are to be subject to a Land Covenant.

Class of Survey : II

Total Area 13,9166ha Composed in

John Russell Bolam of Orewa, being a person entitled to practice as a registered surveyor, hereby certifies that the survey is in accordance with the Survey Act 1996 and the Survey Regulations 1996. This plan is accurate and has been created in accordance with the Act and those Regulations.

Dated at Orewa the 20th day of June 2002. Sponsor *[Signature]*

Field Book No. 9, Towns Book No. 8

Reference Plans Correct

Approved as to Survey *C.A. LLA*

Approved by *[Signature]* day of 20

Deposited this 14th day of June 2002

For Registrar-General of Land

File No. 14552-02

Received 13 JUN 2002

SO308591

Approved L4 88/10

Proposed Easements

Purpose	Shown	Servient Tenement	Disjunct Tenement
Right of way, telecommunication, electricity and water supply	(A)	Pl. Alet 219 Okura Parish	Plots 142 DP-81469, Pl. Lot 1 DP-81469
Right of way, telecommunication, electricity and water supply	(B)	Pl. Alet 217 Okura Parish	Pl. Lot 1 DP-81469
Right of way, telecommunication, electricity and water supply	(C)	Pl. Lot 1 DP-81469	Pl. Lot 1 DP-81469

Easements To Be Acquired

Purpose	Shown	Description	Gazette/CT	Area
Right of way, telecommunication, electricity and water supply	(A)	Pl. Alet 219 Okura Parish	GN C.884252.2	1034m ²
Right of way, telecommunication, electricity and water supply	(B)	Pl. Alet 217 Okura Parish	GN C.835749.3	412m ²
Right of way, telecommunication, electricity and water supply	(C)	Pl. Lot 1 DP-81469	CT 388/351	2003m ²
Stormwater Drainage	(G)	Pl. Lot 1 DP-81469	CT 388/351	918m ²
Stormwater Drainage	(J)	Pl. Lot 1 DP-81469	CT 388/351	78m ²
Stormwater Drainage	(L)	Pl. Alet 217 Okura Parish	GN C.835749.3	1328m ²
	(K)	Pl. Alet 217 Okura Parish	GN C.835749.3	207m ²

Sections 1 and 3, together with areas L and M are to be subject to a Land Covenant.

Class of Survey : II

Total Area 13,9166ha Composed in

John Russell Bolam of Orewa, being a person entitled to practice as a registered surveyor, hereby certifies that the survey is in accordance with the Survey Act 1996 and the Survey Regulations 1996. This plan is accurate and has been created in accordance with the Act and those Regulations.

Dated at Orewa the 20th day of June 2002. Sponsor *[Signature]*

Field Book No. 9, Towns Book No. 8

Reference Plans Correct

Approved as to Survey *C.A. LLA*

Approved by *[Signature]* day of 20

Deposited this 14th day of June 2002

For Registrar-General of Land

File No. 14552-02

Received 13 JUN 2002

SO308591

Approved L4 88/10

Sheet 2 of 3

LEGALISATION PLAN

TERRITORIAL AUTHORITY Rodney District

Surveyed by Lato Bolam Consultants Ltd

Scale 1:1500 Date April 2002

Sections 1 - 19

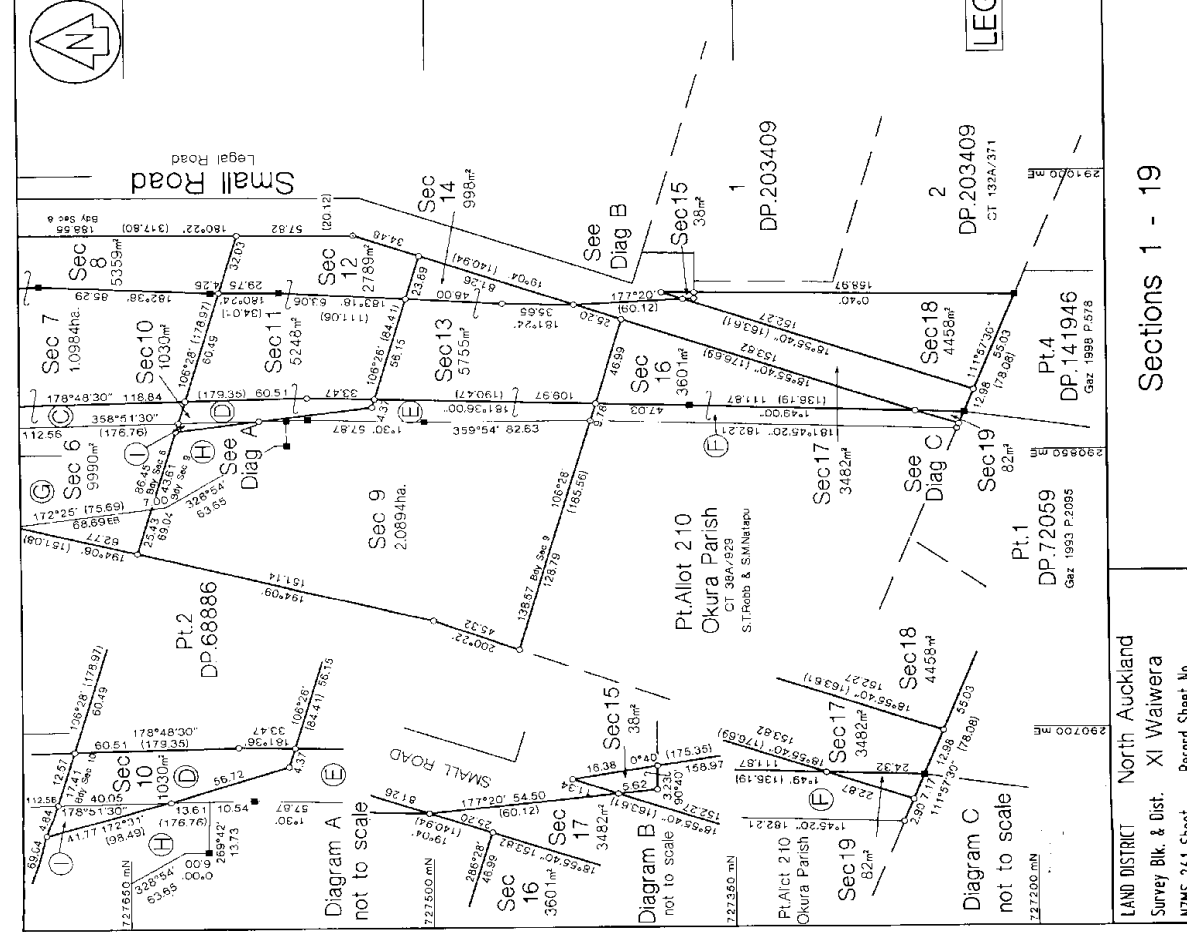
LAND DISTRICT North Auckland

Survey Blk. & Dist. XI Waiwera

NZMS 261 Sheet Record Sheet No.

Proposed Easements		Schedule of Areas	
Shown	Servient Tenement	Shown	Severances
(D)	Pt Lot 2 DP-151705	Sec 9	Pt Lot 1 20894ha
(E)	Pt Lot 1 DP-151705	Sec 10	GN C.437155.4 998m ²
(F)	Pt Lot 1 DP-151705	Sec 11	GN C.437155.4 998m ²
(G)	Pt Lot 1 DP-151705	Sec 12	GN C.605235.2 2788m ²
(H)	Pt Lot 1 DP-151705	Sec 13	GN C.537155.4 5755m ²
(I)	Pt Lot 1 DP-151705	Sec 14	GN C.605235.2 5248m ²
(J)	Pt Lot 1 DP-151705	Sec 15	GN C.459201.2 4468m ²
(K)	Pt Lot 1 DP-151705	Sec 16	GN C.459201.2 38m ²
(L)	Pt Lot 1 DP-151705	Sec 17	GN C.459201.2 38m ²
(M)	Pt Lot 1 DP-151705	Sec 18	GN C.459201.2 38m ²
(N)	Pt Lot 1 DP-151705	Sec 19	GN C.459201.2 38m ²

Processed Easements in Gross		Road To Be Stopped	
Shown	Servient Tenement	Shown	Title Reference
(D)	Pt Lot 2 DP-151705	Pt Lot 210	GN C.459201.2
(E)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(F)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(G)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(H)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(I)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(J)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(K)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(L)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(M)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2
(N)	Pt Lot 1 DP-151705	Okura Parish	GN C.459201.2



Easements To Be Acquired		Class of Survey	
Shown	Description	Gazette/CT	Area
(D)	Pt Lot 2 DP-151705	GN C.605235.2	937m ²
(E)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(F)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(G)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(H)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(I)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(J)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(K)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(L)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(M)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²
(N)	Pt Lot 1 DP-151705	GN C.537155.4	1401m ²

John Russell Bolam of Okura being a person entitled to practice as a registered surveyor, certify that the surveys to which this document relates are accurate, and were undertaken by me or under my direction in accordance with the Survey Act 1986 and its subsidiary regulations 1986. I have also been satisfied that the surveys have been carried out in accordance with the Act and its regulations.

Surveyed by Cato Bolam Consultants Ltd

Scale 1:1500 Date April 2002

TERRITORIAL AUTHORITY Rodney District


Surveyed by Cato Bolam Consultants Ltd

Scale 1:1500 Date April 2002

Sections 1 - 19

LAND DISTRICT North Auckland Survey Bk. & Dist. XI Waiwera NZMS 261 Sheet Record Sheet No.

Easement Instrument

EI 5603637.1 Easement I
 Cpy - 01/01, Pgs - 004, 28/06/03, 12:42

 DocID: 310889794

Land Registration District

North Auckland

Grantor

Surname must be underlined

Her Majesty The Queen as Severance

Grantee

Surname must be underlined

Her Majesty The Queen as Severance as to the land in Certificates of Title 65593, 65594 and 65588; and Her Majesty The Queen as Stopped Government Road as to the land in Certificate of Title 72678

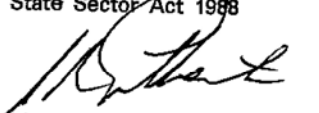
Grant of Easement or *profit a prendre* or creation or covenant

The Grantor, being the registered proprietor of the servient tenement(s) set out in Schedule A, grants to the Grantee (and, if so stated, in gross) the easement(s) or *profit(s) a prendre* set out in Schedule A, or creates the covenant(s) set out in Schedule A, with the rights and powers or provisions set out in the Annexure Schedule(s).

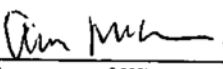
Dated this 23rd day of May 2003

Attestation

STEPHEN ROBERT GILBERT
 For and on behalf of
 Her Majesty the Queen
 Acting pursuant to delegated
 authority from the Chief
 Executive of Land Information NZ
 pursuant to section 41 of the
 State Sector Act 1988


 Signature (common seal)
 of Grantor

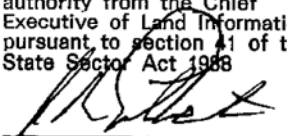
Signed in my presence by the Grantor


 Signature of Witness
 Witness to complete in BLOCK letters (unless legibly printed)
 Witness name **ANN MURRAY McLACHLAN**
 Occupation **OPERATIONS SUPPORT REPRESENTATIVE**
 Address **CI- LAND INFORMATION
 NEW ZEALAND, CHRISTCHURCH**

Attestation:

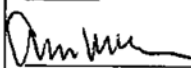
STEPHEN ROBERT GILBERT

For and on behalf of
Her Majesty the Queen
Acting pursuant to delegated
authority from the Chief
Executive of Land Information NZ
pursuant to section 41 of the
State Sector Act 1988



Signature (common seal)
of Grantee

Signed in my presence by the Grantee, Her Majesty The Queen




Signature of Witness

Witness to complete in BLOCK letters (unless legibly printed)

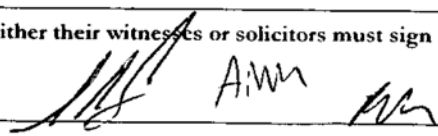
ANN MURRAY McLACHLAN
Witness name OPERATIONS SUPPORT
REPRESENTATIVE
Occupation C/- LAND INFORMATION
NEW ZEALAND, CHRISTCHURCH
Address

Certified correct for the purposes of the Land Transfer Act 1952



Solicitor for the Grantee

All signing parties and either their witnesses or solicitors must sign or initial in this box



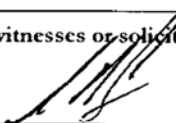
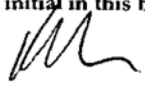
ANNEXURE SCHEDULE 1

Schedule A

Continue in Additional Schedule if required

Purpose (nature and extent) of easement, <i>profit</i> , or covenant	Shown (plan reference)	Servient tenement (Identifier/CT)	Dominant tenement (Identifier/CT <i>or in gross</i>)
Right of Way, Telecommunications, Electricity, Water Supply	'A' on SO 308591	Section 1 SO 308591 (CT 65612)	Section 3 SO 308591 (CT 65594)
Right of Way, Telecommunications, Electricity, Water Supply	'A' on SO 308591	Section 1 SO 308591 (CT 65612)	Section 6 SO 308591 (CT 65593)
Right of Way, Telecommunications, Electricity, Water Supply	'A' on SO 308591	Section 1 SO 308591 (CT 65612)	Sections 9 & 10 SO 308591 (CT 65588)
Right of Way, Telecommunications, Electricity, Water Supply	'A' on SO 308591	Section 1 SO 308591 (CT 65612)	Section 1 SO 308831 (CT 72678)
Right of Way, Telecommunications, Electricity, Water Supply	'B' on SO 308591	Section 3 SO 308591 (CT 65594)	Section 6 SO 308591 (CT 65593)
Right of Way, Telecommunications, Electricity, Water Supply	'B' on SO 308591	Section 3 SO 308591 (CT 65594)	Sections 9 & 10 SO 308591 (CT 65588)
Right of Way, Telecommunications, Electricity, Water Supply	'B' on SO 308591	Section 3 SO 308591 (CT 65594)	Section 1 SO 308831 (CT 72678)
Right of Way, Telecommunications, Electricity, Water Supply	'C' on SO 308591	Section 6 SO 308591 (CT 65593)	Sections 9 & 10 SO 308591 (CT 65588)
Right of Way, Telecommunications, Electricity, Water Supply	'C' on SO 308591	Section 6 SO 308591 (CT 65593)	Section 1 SO 308831 (CT 72678)

All signing parties and either their witnesses or solicitors must sign or initial in this box

 AMM 

Right of Way, Telecommunications, Electricity, Water Supply	'E' on SO 308591	Section 9 SO 308591 (CT 65588)	Section 1 SO 308831 (CT 72678)
Right of Way, Telecommunications, Electricity, Water Supply	'D' on SO 308591	Section 10 SO 308591 (CT 65588)	Section 9 SO 308591 (CT 65588)
Right of Way, Telecommunications, Electricity, Water Supply	'D' on SO 308591	Section 10 SO 308591 (CT 65588)	Section 1 SO 308831 (CT 72678)
Right of Way, Telecommunications, Electricity, Water Supply	Section 19 SO 308591	Section 19 SO 308591 (Gazette Notice 5412894.1)	Section 1 SO 308831 (CT 72678)

Easements or profit a prendre rights and powers (including terms, covenants and conditions)
 Delete phrases in [] and insert memorandum number as required. Continue in Additional Annexure Schedule if required.

Unless otherwise provided below, the rights and powers implied in specific classes of easement are those prescribed by the Land Transfer Regulations 2002 and the Ninth Schedule of the Property Law Act 1952.

The maintenance provisions in the Fourth Schedule to the Land Transfer Regulations 2002 are modified as follows:
 Any maintenance, repair or replacement of the Right of Way and Telecommunications, Electricity and Water Supply easements

(a) that is necessary because of any act or omission by the owner of the servient land (which includes any agents, employees, contractors, subcontractors or invitees of the owner) must be carried out promptly by that owner at the sole cost of the owner or in such proportion as relates to the act or omission.

(b) Implied Terms
 Where there is a conflict:

(i) Between the provisions of the Fourth Schedule to the Land Transfer Regulations 2002 and the Ninth Schedule to the Property Law Act 1952, the provisions of the Ninth Schedule must prevail; and

(ii) Between the provisions of either the said Fourth Schedule or Ninth Schedule and the modifications in this document, the modifications in this document must prevail.

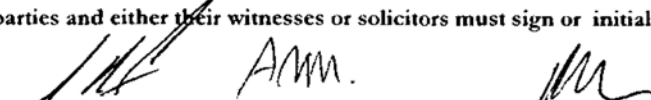
Covenant provisions
 Delete phrases in [] and insert memorandum number as required. Continue in Additional Annexure Schedule if required.

The provisions applying to the specified covenants are those set out in

~~[Memorandum number _____, registered under section 155A of the Land Transfer Act 1952].~~

~~[Annexure Schedule 2]~~

All signing parties and either their witnesses or solicitors must sign or initial in this box



Easement Instrument



DocID: 311006101

Land Registration District

North Auckland

Grantor

Surname must be underlined

Her Majesty The Queen as Severance as to the land in Certificates of Title 65612, 65593, 65594, 65587 and 65588; and Stephen Tarahina ROBB (1/2 share) and Sene Marjorie NATAPU (1/2 share) as to the land in Certificate of Title 38A/929

Grantee

Surname must be underlined

Her Majesty The Queen as Stopped Government Road as to the land in Certificate of Title 72678
Stephen Tarahina ROBB (1/2 share) and Sene Marjorie NATAPU (1/2 share) as to the land in Certificate of Title 38A/929

Grant of Easement or *profit a prendre* or creation or covenant

The Grantor, being the registered proprietor of the servient tenement(s) set out in Schedule A, grants to the Grantee (and, if so stated, in gross) the easement(s) or *profit(s) a prendre* set out in Schedule A, or creates the covenant(s) set out in Schedule A, with the rights and powers or provisions set out in the Annexure Schedule(s).

Dated this 28th day of July 2003

Attestation

STEPHEN ROBERT GILBERT
For and on behalf of Her Majesty the Queen Acting pursuant to delegated authority from the Chief Executive of Land Information NZ pursuant to section 41 of the State Sector Act 1988

Signature of Grantor

Signed in my presence by the Grantor, Her Majesty the Queen

Signature of Witness
Witness to complete in BLOCK (unless legibly printed)
Witness name **ANN MURRAY McLEACHLAN**
Occupation OPERATIONS SUPPORT REPRESENTATIVE
C/- LAND INFORMATION
NEW ZEALAND, CHRISTCHURCH
Address

Signed in my presence by Stephen Tarahina ROBB as Grantor and Grantee:

Attestation:

[Signature]

Bruce Macgregor Laird

Solicitor, Orewa

Signed in my presence by the Grantor, ~~Stephen Tarahina-ROBB~~ and Sene Marjorie NATAPU

[Signature]

Signature of Witness

Witness to complete in BLOCK letters (unless legibly printed)

Witness name Katherine GILLESPIE

Occupation TEACHER

Address HILLCREST SECONDARY COLLEGE
JOHNSTONE ST.
BROADMEADOWS

[Signatures]
Signatures of Grantor

Signed in my presence by the Grantee, ~~Stephen Tarahina-ROBB~~ and Sene Marjorie NATAPU

[Signature]

Signature of Witness

Witness to complete in BLOCK letters (unless legibly printed)

Witness name Katherine GILLESPIE

Occupation TEACHER

Address HILLCREST SECONDARY COLLEGE
JOHNSTONE ST.
BROADMEADOWS

[Signatures]
Signatures of Grantee

Signed in my presence by the Grantee, Her Majesty The Queen

[Signature]

Signature of Witness

Witness to complete in BLOCK letters (unless legibly printed)

Witness name ANN MURRAY McLACHLAN

Occupation OPERATIONS SUPPORT REPRESENTATIVE

Address C/- LAND INFORMATION
NEW ZEALAND, CHRISTCHURCH

STEPHEN ROBERT GILBERT
For and on behalf of Her Majesty the Queen
Acting pursuant to delegated authority from the Chief Executive of Land Information NZ pursuant to section 41 of the State Sector Act 1989
[Signature]
Signature of Grantee

Certified correct for the purposes of the Land Transfer Act 1952

[Signature]

All signing parties and either their witnesses or solicitors must sign or initial in this box
[Signatures]

28/7/2008

Solicitor for the Grantee

ANNEXURE SCHEDULE 1

Schedule A

Continue in Additional Schedule if required

Purpose (nature and extent) of easement, profit, or covenant	Shown (plan reference)	Servient tenement (Identifier/CT)	Dominant tenement (Identifier/CT or in gross)
Right of Way, Telecommunications, Electricity, Water Supply	'A' on SO 308591	Section 1 SO 308591 (CT 65612)	38A/929
Right of Way, Telecommunications, Electricity, Water Supply	'B' on SO 308591	Section 3 SO 308591 (CT 65594)	38A/929
Right of Way, Telecommunications, Electricity, Water Supply	'C' on SO 308591	Section 6 SO 308591 (CT 65593)	38A/929
Right of Way, Telecommunications, Electricity, Water Supply	'E' on SO 308591	Section 9 SO 308591 (CT 65588)	38A/929
Right of Way, Telecommunications, Electricity, Water Supply	'D' on SO 308591	Section 10 SO 308591 (CT 65588)	38A/929
Right of Way, Telecommunications, Electricity, Water Supply	'F' on SO 308591	Part Allotment 210 Okura Parish (CT 38A/929)	Section 1 SO 308831 (CT 72678)

All signing parties and either their witnesses or solicitors must sign or initial in this box

Handwritten signatures and initials in a box, including 'AMM', 'M', 'MAD', and 'KLN'.

28/7/2005

Easements or profit a prendre rights and powers (including terms, covenants and conditions)*Delete phrases in [] and insert memorandum number as required. Continue in Additional Annexure Schedule if required.*

Unless otherwise provided below, the rights and powers implied in specific classes of easement are those prescribed by the Land Transfer Regulations 2002 and the Ninth Schedule of the Property Law Act 1952.

The maintenance provisions in the Fourth Schedule to the Land Transfer Regulations 2002 are modified as follows:

Any maintenance, repair or replacement of the Right of Way and Telecommunications, Electricity and Water Supply easements

- (a) that is necessary because of any act or omission by the owner of the servient land (which includes any agents, employees, contractors, subcontractors or invitees of the owner) must be carried out promptly by that owner at the sole cost of the owner or in such proportion as relates to the act or omission.

(b) Implied Terms

Where there is a conflict:

- (i) Between the provisions of the Fourth Schedule to the Land Transfer Regulations 2002 and the Ninth Schedule to the Property Law Act 1952, the provisions of the Ninth Schedule must prevail; and
- (ii) Between the provisions of either the said Fourth Schedule or Ninth Schedule and the modifications in this document, the modifications in this document must prevail.

Covenant provisions*Delete phrases in [] and insert memorandum number as required. Continue in Additional Annexure Schedule if required.*

The provisions applying to the specified covenants are those set out in:

~~[Memorandum number _____, registered under section 155A of the Land Transfer Act 1952]~~

~~[Annexure Schedule 2]~~

All signing parties and either their witnesses or solicitors must sign or initial in this box

[Signature]
AMM

[Signature]

MORTGAGEE CONSENT

ASB BANK LIMITED as Mortgagee under Memorandum of Mortgage C 209984.2 over the land in certificate of title NA38A/929 (North Auckland Registry) consents to the creation of the easements set out in the attached Easement Instrument (No. 5692624.2) but without prejudice to our rights, powers and remedies under the said Mortgage.

DATED this 3rd day of September 2003

SIGNED by ASB BANK LIMITED by its Attorney

BRENDA ANNE WATERS



In the presence of:

Witness: SHEILA ANN WILLIAMS



Bank Officer, AUCKLAND

ASB BANK LIMITED

CERTIFICATE OF NON-REVOCATION OF POWER OF ATTORNEY

I, BRENDA ANNE WATERS of Auckland in New Zealand, Acting Manager Loan Security Alterations, Lending Services of ASB Bank Limited.

HEREBY CERTIFY

1. **THAT** I hold the appointment of Acting Manager Loan Security Alterations, Lending Services of ASB Bank Limited at Auckland (hereinafter called "the Bank").
2. **THAT** by Deed dated 28 November 2000 copies of which are deposited in the Land Information New Zealand office at:

Auckland	as No. D.575405.1F	(North Auckland Registry)
Blenheim	as No. 216108.1	(Marlborough Registry)
Christchurch	as No. 5020922.1	(Canterbury Registry)
Dunedin	as No. 5021507.1	(Otago Registry)
Gisborne	as No. 232181.1	(Gisborne Registry)
Hamilton	as No. B.643811.1	(South Auckland Registry)
Hokitika	as No. 115745.1	(Westland Registry)
Napier	as No. 713144.1	(Hawkes Bay Registry)
Nelson	as No. 404094.1	(Nelson Registry)
New Plymouth	as No. 476627.1	(Taranaki Registry)
Wellington	as No. B.819638.1	(Wellington Registry)

I, as holder of the appointment described in paragraph 1 hereof was constituted and appointed as attorney of the Bank on terms and subject to the conditions set out in the said Deed.

3. **THAT** as at the date hereof, I have not received any notice or information of the revocation of that appointment by winding up or dissolution of the Bank or otherwise.

SIGNED this 03 SEP 2003 day of



Approved by Registrar-General of Land under No. 2002/1026
Transfer instrument
 Section 90, Land Transfer Act 1952



T 5793440.1 Transfer
 Cpv - 01/01.Pgs - 002.10/11/03.10:04

 DocID 311141233

Land registration district

NORTH AUCKLAND

Unique identifier(s)
 or C/T(s)

All/part

Area/description of part or stratum

(1) NA38B/351
 (2) NA65593

All
 All

Surname(s) must be underlined or in CAPITALS.

Transferor

(1) **HER MAJESTY THE QUEEN** in connection with the Auckland-Waiwera Motorway
 (2) **HER MAJESTY THE QUEEN** for Severance

Surname(s) must be underlined or in CAPITALS.

Transferee

Theo van RYSSEL and Iris van RYSSEL

Estate or interest to be transferred, or easement(s) or profit(s) à prendre to be created
 State if fencing covenant imposed.

Fee Simple subject to: Part IVA Conservation Act 1987 and Section 11 Crown Minerals Act 1991 and reserving Easements in Gross (continued on Page 2 annexure schedule)

Operative clause * Pursuant to Section 40 of the Public Works Act 1981

The Transferor transfers to the Transferee the above estate or interest in the land in the above certificate(s) of title or computer register(s) and, if an easement or profit à prendre is described above, that easement or profit à prendre is granted or created.

Dated this 13th day of **October** 2003

Attestation (if the transferee or grantee is to execute this transfer, include the attestation in an Annexure Schedule).

 TREVOR KNOWLES For and on behalf of Her Majesty the Queen Acting pursuant to delegated authority from the Chief Executive of Land Information NZ pursuant to section 41 of the State Sector Act 1988	Signed in my presence by the Transferor Signature of witness Witness to complete in BLOCK letters (unless legibly printed) Witness name <u>Selena Edwards</u> Occupation <u>mgmt support</u> Address <u>Wellington</u>
Signature [common seal] of Transferor	

Certified correct for the purposes of the Land Transfer Act 1952.

[Solicitor for] the Transferee

Annexure Schedule



Insert type of instrument
"Mortgage", "Transfer", "Lease" etc

Transfer

Dated

13 October 2003

Page

1

of

1

Pages

(Continue in additional Annexure Schedule, if required.)

Continuation of "Estate or Interest or Easement to be created"

The Transferor shall have a Stormwater Easement in gross over that part of the land transferred herein being the part marked 'G' and 'L' (CT 65593) & 'J' (CT 38B/351) on SO Plan 308591 together with the additional rights and powers incidental thereto set out in the following clauses:

Rights and Powers of the Stormwater Easement

The Rights and Powers listed hereunder shall be in addition to the Rights and Powers set out in the Fourth Schedule of the Land Transfer Regulations 2002.

(a) The right shall also include the right to construct, use and maintain settlement ponds for the storage and dissipation of storm water on the land over which the easement is granted.

(d) All disputes and differences between the Transferee and the Transferor shall be submitted to the arbitration of a single arbitrator if one can be agreed upon or if they can not so agree then to the arbitration of two arbitrators (one to be appointed by the Transferor and one by the Transferee) and their umpire (appointed by them prior to their arbitration) such arbitration to be carried out in accordance with the provisions of the Arbitration Act 1996 or any Act substituted thereunder.

AND the Transferor shall have a Right of Way Easement in gross over that part of the land transferred herein being the part marked 'C' on SO Plan 308591 together with the Rights and Powers set out in the Fourth Schedule of the Land Transfer Regulations 2002.

Continuation of "Attestation"

Signed in my presence by the Transferee

Signature of Transferee:

[Handwritten signature] *[Handwritten signature]*

Signature of Witness:

[Handwritten signature] *[Handwritten signature]*

Witness Name: JULIA KINZETT

Witness Occupation: PRINCIPAL'S SECRETARY

Witness Address: 2-25 MIZPAH RD
BROWNS BAY
AUCKLAND.

If this Annexure Schedule is used as an expansion of an instrument, all signing parties and either their witnesses or solicitors must sign or initial in this box.

[Handwritten signature]