©2026 The Law Society of New South Wales ACN 000 000 699 and The Real Estate Institute of New South Wales ACN 000 012 457
You can prepare your own version of pages 1 - 4 of this contract. Except as permitted under the Copyright Act 1968 (Cth) or consented to by the copyright owners (including by way of guidelines issued from time to time), no other part of this contract may be reproduced without the specific written permission of The Law Society of New South Wales and The Real Estate Institute of New South Wales

Contract for the sale and purchase of land 2026 edition

TERM	MEANING OF TERM	NSW DAN:
vendor's agent	**Adrian William Real Estate** **270-276 King Street, Newtown, NSW 2042**	**Mobile: 0451 631 875** **Email: adrian@adrianwilliam.com.au** **Contact: Adrian Tsavalas**
co-agent		
vendor	**Fei Cai** **Unit 8/311-313 Homer Street, Earlwood, NSW 2206**	
vendor's solicitor	**Lincoln Legal Pty Ltd** **Shop 7, 108 Queens Road, Hurstville NSW 2220**	**Phone: 02 8003 3183** **Email: sharon@lincolnlegal.com.au** **Fax: 02 8088 7627** **Ref: SM:AH:268342**
date for completion	**42nd day after the contract date**	(clause 15)
land (address, plan details and title reference)	**Apartment 502, Icon, 9 Brodie Spark Drive, Wolli Creek NSW 2205** **Strata Plan: Lot 34 Strata Plan SP 97305** **Folio Identifier: 34/SP97305**	
	☒ VACANT POSSESSION ☐ subject to existing tenancies	
improvements	☐ HOUSE ☐ garage ☐ carport ☒ home unit ☒ carspace ☐ storage space ☐ none ☐ other:	
attached copies	☐ documents in the List of Documents as marked or as numbered: ☐ other documents:	

A real estate agent is permitted by *legislation* to fill up the items in this box in a sale of residential property.

inclusions	☒ air conditioning	☒ curtains	☐ insect screens	☒ range hood
	☒ blinds	☒ dishwasher	☒ internet/TV receiver	☐ solar panels
	☒ built-in wardrobes	☐ EV charger	☒ light fittings	☐ solar power battery
	☐ ceiling fans	☒ fixed floor coverings	☒ pool equipment	☒ stove
	☐ clothes line	☐ other:		

exclusions		
purchaser		
purchaser's solicitor		
price		
deposit	_____	(10% of the price, unless otherwise stated)
balance		
contract date		(if not stated, the date this contract was made)

Where there is more than one purchaser ☐ JOINT TENANTS
☐ tenants in common ☐ in unequal shares, specify:

GST AMOUNT (optional) The price includes GST of: $

buyer's agent

Note: Clause 20.15 provides "Where this contract provides for choices, a choice in BLOCK CAPITALS applies unless a different choice is marked."

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

SIGNING PAGE

VENDOR	**PURCHASER**
Signed by _____ Vendor _____ Vendor	**Signed** by _____ Purchaser _____ Purchaser

VENDOR (COMPANY)		**PURCHASER (COMPANY)**	
Signed by in accordance with s127(1) of the Corporations Act 2001 by the authorised person(s) whose signature(s) appear(s) below:		**Signed** by in accordance with s127(1) of the Corporations Act 2001 by the authorised person(s) whose signature(s) appear(s) below:	
_____ Signature of authorised person	_____ Signature of authorised person	_____ Signature of authorised person	_____ Signature of authorised person
_____ Name of authorised person	_____ Name of authorised person	_____ Name of authorised person	_____ Name of authorised person
_____ Office held	_____ Office held	_____ Office held	_____ Office held

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

Choices

Vendor agrees to accept a ***deposit-bond*** ☒ NO ☐ yes

Nominated *Electronic Lodgment Network (ELN)* (clause 4)

Manual transaction (clause 30) ☒ NO ☐ yes
(if yes, vendor must provide further details, including any applicable exemption, in the space below):

Tax information (the *parties* promise this is correct as far as each *party* is aware)

Land tax is adjustable ☐ NO ☒ yes

GST: Taxable supply ☒ NO ☐ yes in full ☐ yes to an extent

Margin scheme will be used in making the taxable supply ☒ NO ☐ yes

This sale is not a taxable supply because (one or more of the following may apply) the sale is:

☐ not made in the course or furtherance of an enterprise that the vendor carries on (section 9-5(b))

☐ by a vendor who is neither registered nor required to be registered for GST (section 9-5(d))

☐ GST-free because the sale is the supply of a going concern under section 38-325

☐ GST-free because the sale is subdivided farm land or farm land supplied for farming under Subdivision 38-O

☒ input taxed because the sale is of eligible residential premises (sections 40-65, 40-75(2) and 195-1)

Purchaser must make an *GSTRW payment* (GST residential withholding payment) ☒ NO ☐ yes (if yes, vendor must provide details)

If the details below are not fully completed at the contract date, the vendor must provide all these details in a separate notice at least 7 days before the date for completion.

***GSTRW payment* (GST residential withholding payment) – details**

Frequently the supplier will be the vendor. However, sometimes further information will be required as to which entity is liable for GST, for example, if the supplier is a partnership, a trust, part of a GST group or a participant in a GST joint venture.

Supplier's name:

Supplier's ABN:

Supplier's GST branch number (if applicable):

Supplier's business address:

Supplier's representative:

Supplier's contact phone number:

Supplier's proportion of *GSTRW payment*:

If more than one supplier, provide the above details for each supplier.

Amount purchaser must pay – price multiplied by the *GSTRW rate* (residential withholding rate)*:*

Amount must be paid: ☐ AT COMPLETION ☐ at another time (specify):

Is any of the consideration not expressed as an amount in money? ☐ NO ☐ yes

If "yes", the GST inclusive market value of the non-monetary consideration: **$**

Other details (including those required by regulation or the ATO forms):

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

List of Documents

General

☐ 1 property certificate for the land
☐ 2 plan of the land
☐ 3 unregistered plan of the land
☐ 4 plan of land to be subdivided
☐ 5 document that is to be lodged with a relevant plan
☐ 6 section 10.7(2) planning certificate under Environmental Planning and Assessment Act 1979
☐ 7 additional information included in that certificate under section 10.7(5)
☐ 8 sewerage infrastructure location diagram (service location print)
☐ 9 sewer lines location diagram (sewer service diagram)
☐ 10 document that created or may have created an easement, profit à prendre, restriction on use or positive covenant disclosed in this contract
☐ 11 *planning agreement*
☐ 12 section 88G certificate (positive covenant)
☐ 13 survey report
☐ 14 building information certificate or building certificate given under *legislation*
☐ 15 occupation certificate
☐ 16 lease (with every relevant memorandum or variation)
☐ 17 other document relevant to tenancies
☐ 18 licence benefiting the land
☐ 19 old system document
☐ 20 Crown purchase statement of account
☐ 21 building management statement
☐ 22 form of requisitions
☐ 23 *clearance certificate*
☐ 24 land tax certificate

Home Building Act 1989

☐ 25 insurance certificate
☐ 26 brochure or warning
☐ 27 evidence of alternative indemnity cover

Swimming Pools Act 1992

☐ 28 certificate of compliance
☐ 29 evidence of registration
☐ 30 relevant occupation certificate
☐ 31 certificate of non-compliance
☐ 32 detailed reasons of non-compliance

Strata or community title (clause 23 of the contract)

☐ 33 property certificate for strata common property
☐ 34 plan creating strata common property
☐ 35 strata by-laws
☐ 36 strata development contract
☐ 37 strata management statement
☐ 38 strata renewal proposal
☐ 39 strata renewal plan
☐ 40 leasehold strata - lease of lot and common property
☐ 41 property certificate for neighbourhood property
☐ 42 plan creating neighbourhood property
☐ 43 neighbourhood development contract
☐ 44 neighbourhood management statement
☐ 45 property certificate for precinct property
☐ 46 plan creating precinct property
☐ 47 precinct development contract
☐ 48 precinct management statement
☐ 49 property certificate for community property
☐ 50 plan creating community property
☐ 51 community development contract
☐ 52 community management statement
☐ 53 document disclosing a change of by-laws
☐ 54 document disclosing a change in a development contract or management statement
☐ 55 document disclosing a change in boundaries
☐ 56 information certificate (strata)
☐ 57 information certificate (association)
☐ 58 document relevant to an exclusive supply network
☐ 59 disclosure statement - off the plan contract
☐ 60 other document relevant to the off the plan contract

Other

☐ 61

HOLDER OF STRATA OR COMMUNITY SCHEME RECORDS – Name, address, email address and telephone number

Strata Plus Pty Ltd ACN 096 175 709
PO Box H181, Royal Exchange NSW 1215 Phone: 02 8198 8500
info@strataplus.com.au

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

Section 66W Certificate

I, of , certify as follows:

1. I am a solicitor/licensed conveyancer in the state of New South Wales.

2. I am giving this certificate in accordance with section 66W of the Conveyancing Act 1919 with reference to a contract for the sale of property at Apartment 502, Icon, 9 Brodie Spark Drive, Wolli Creek, from Fei Cai to

in order that there is no cooling off period in relation to that contract.

3. I do not act for Fei Cai and am not employed in the legal practice of a solicitor acting for Fei Cai nor am I a member or employee of a firm of which a solicitor acting for Fei Cai is a member or employee.

4. I have explained to **:**

(a) the effect of the contract for the purchase of that property;

(b) the nature of this certificate; and

(c) the effect of giving this certificate to the vendor, that is there is no cooling off period in relation to the contract.

Dated: _____

_____

IMPORTANT NOTICE TO VENDORS AND PURCHASERS
Before signing this contract you should ensure that you understand your rights and obligations, some of which are not written in this contract but are implied by law.

WARNING—SMOKE ALARMS
The owners of certain types of buildings and strata lots must have smoke alarms, or in certain cases heat alarms, installed in the building or lot in accordance with regulations under the *Environmental Planning and Assessment Act 1979*. It is an offence not to comply. It is also an offence to remove or interfere with a smoke alarm or heat alarm. Penalties apply.

WARNING—LOOSE-FILL ASBESTOS INSULATION
Before purchasing land that includes residential premises, within the meaning of the *Home Building Act 1989,* Part 8, Division 1A, built before 1985, a purchaser is strongly advised to consider the possibility that the premises may contain loose-fill asbestos insulation, within the meaning of the *Home Building Act 1989*, Part 8, Division 1A. In particular, a purchaser should—

(a) search the Register required to be maintained under the *Home Building Act 1989*, Part 8, Division 1A, and

(b) ask the relevant local council whether it holds records showing that the residential premises contain loose-fill asbestos insulation.

For further information about loose-fill asbestos insulation, including areas in which residential premises have been identified as containing loose-fill asbestos insulation, contact NSW Fair Trading.

Unit 502/9 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

Cooling off period (purchaser's rights)

1 This is the statement required by the *Conveyancing Act 1919*, section 66X. This statement applies to a contract for the sale of residential property.

2 EXCEPT in the circumstances listed in paragraph 3, the purchaser may rescind the contract before 5pm on—

(a) for an off the plan contract—the tenth business day after the day on which the contract was made, or

(b) in any other case—the fifth business day after the day on which the contract was made.

3 There is NO COOLING OFF PERIOD—

(a) if, at or before the time the contract is made, the purchaser gives to the vendor, or the vendor's solicitor or agent, a certificate that complies with the Act, section 66W, or

(b) if the property is sold by public auction, or

(c) if the contract is made on the same day as the property was offered for sale by public auction but passed in, or

(d) if the contract is made in consequence of the exercise of an option, other than an option that is void under the Act, section 66ZG.

4 A purchaser exercising the right to cool off by rescinding the contract forfeits 0.25% of the purchase price of the property to the vendor.

5 The vendor is entitled to recover the forfeited amount from an amount paid by the purchaser as a deposit under the contract. The purchaser is entitled to a refund of any balance.

DISPUTES

If you get into a dispute with the other party, the Law Society and Real Estate Institute encourage you to use informal procedures to resolve the dispute such as negotiation, independent expert appraisal, the Law Society Conveyancing Dispute Resolution Scheme or mediation (for example mediation under the Law Society Mediation Program).

AUCTIONS

Regulations made under the Property and Stock Agents Act 2002 prescribe a number of conditions applying to sales by auction.

Unit 3020 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

WARNINGS

1. **Various Acts of Parliament and other matters can affect the rights of the parties to this contract. Some important matters are actions, claims, decisions, licences, notices, orders, proposals or rights of way involving:**

Australian Taxation Office	**Local Council**
County Council	**Local Land Services**
Department of Education	**NSW Fair Trading**
Department of Planning, Housing and Infrastructure	**NSW Public Works**
	Owner of adjoining land
Department of Primary Industries and Regional Development	**Privacy**
	Subsidence Advisory NSW
Electricity, gas and telecommunications	**Transport agencies**
Homes NSW	**Water, sewerage or drainage authority**

If you think that any of these matters affects the property, tell your solicitor.

2. **A lease may be affected by the Agricultural Tenancies Act 1990, the Residential Tenancies Act 2010 or the Retail Leases Act 1994.**

3. **If any purchase money is owing to the Crown, it will become payable before obtaining consent, or if no consent is needed, when the transfer is registered.**

4. **If a consent to transfer is required under legislation, see clause 27 as to the obligations of the parties.**

5. **The vendor should continue the vendor's insurance until completion. If the vendor wants to give the purchaser possession before completion, the vendor should first ask the insurer to confirm this will not affect the insurance.**

6. **Most purchasers will have to pay transfer duty (and, sometimes, if the purchaser is not an Australian citizen, surcharge purchaser duty) on this contract. If a payment is not made on time, interest and penalties may be incurred. More information is available from Revenue NSW.**

7. **If the purchaser agrees to the release of deposit, the purchaser's right to recover the deposit may stand behind the rights of others (for example the vendor's mortgagee).**

8. **The purchaser should arrange insurance as appropriate.**

9. **Some transactions involving personal property may be affected by the Personal Property Securities Act 2009.**

10. **A purchaser should be satisfied that finance will be available at the time of completing the purchase.**

11. **The purchaser may have to comply with a foreign resident capital gains withholding payment obligation (even if the vendor is not a foreign resident). If so, this will affect the amount available to the vendor on completion.**

12. **Purchasers of some residential properties may have to withhold part of the purchase price to be credited towards the GST liability of the vendor. If so, this will also affect the amount available to the vendor. More information is available from the Australian Taxation Office.**

13 **From 1 July 2026, estate agents, solicitors, licensed conveyancers and other professions who provide a designated service will have regulatory obligations under the Anti-Money Laundering and Counter-Terrorism Financing (AML/CTF) regime. These new obligations include customer due diligence and reporting to AUSTRAC. More details are available from AUSTRAC.**

Unit 502/9 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

The vendor sells and the purchaser buys the *property* for the price under these provisions instead of Schedule 3 Conveyancing Act 1919, subject to any *legislation* that cannot be excluded.

1 Definitions (a term in italics is a defined term)

1.1 In this contract, these terms (in any form) mean –

adjustment date	the earlier of the giving of possession to the purchaser or completion;
adjustment figures	details of the adjustments to be made to the price under clause 14;
authorised Subscriber	a *Subscriber* (not being a *party's solicitor*) named in a notice *served* by a *party* as being authorised for the purposes of clause 20.6.8;
bank	the Reserve Bank of Australia or an authorised deposit-taking institution which is a bank, a building society or a credit union;
business day	any day except a bank or public holiday throughout NSW or a Saturday or Sunday;
cheque	a cheque that is not postdated or stale;
clearance certificate	a certificate within the meaning of s14-220 of Schedule 1 to the *TA Act,* that covers one or more days falling within the period from and including the contract date to completion;
completion time	the time of day at which completion is to occur;
deposit-bond	a deposit bond or guarantee with each of the following approved by the vendor – ● the issuer; ● the expiry date (if any); and ● the amount;
depositholder	vendor's agent (or if no vendor's agent is named in this contract, the vendor's *solicitor,* or if no vendor's *solicitor* is named in this contract, the buyer's agent);
discharging mortgagee	any discharging mortgagee, chargee, covenant chargee or caveator whose provision of a *Digitally Signed* discharge of mortgage, discharge of charge or withdrawal of caveat is required in order for unencumbered title to the *property* to be transferred to the purchaser;
document of title	document relevant to the title or the passing of title;
ECNL	the Electronic Conveyancing National Law (NSW);
electronic document	a dealing as defined in the Real Property Act 1900 which may be created and *Digitally Signed* in an *Electronic Workspace*;
electronic transaction	a *Conveyancing Transaction* to be conducted for the *parties* by their legal representatives as *Subscribers* using an *ELN* and in accordance with the *ECNL* and the *participation rules*;
electronic transfer	a transfer of land under the Real Property Act 1900 for the *property* to be prepared and *Digitally Signed* in the *Electronic Workspace* established for the purposes of the *parties' Conveyancing Transaction*;
FRCGW percentage	the percentage mentioned in s14-200(3)(a) of Schedule 1 to the *TA Act* (15% as at 1 January 2025);
FRCGW remittance	a remittance which the purchaser must make under s14-200 of Schedule 1 to the *TA Act*, being the lesser of the *FRCGW percentage* of the price (inclusive of GST, if any) and the amount specified in a *variation served* by a *party*;
GST Act	A New Tax System (Goods and Services Tax) Act 1999;
GST rate	the rate mentioned in s4 of A New Tax System (Goods and Services Tax Imposition - General) Act 1999 (10% as at 1 July 2000);
GSTRW payment	a payment which the purchaser must make under s14-250 of Schedule 1 to the *TA Act* (the price multiplied by the *GSTRW rate*);
GSTRW rate	the rate determined under ss14-250(6), (8) or (9) of Schedule 1 to the *TA Act* (as at 1 July 2018, usually 7% of the price if the margin scheme applies, 1/11th if not);
incoming mortgagee	any mortgagee who is to provide finance to the purchaser on the security of the *property* and to enable the purchaser to pay the whole or part of the price*;*
legislation	an Act or a by-law, ordinance, regulation or rule made under an Act;
manual transaction	a *Conveyancing Transaction* in which a dealing forming part of the *Lodgment Case* at or following completion cannot be *Digitally Signed*;
normally	subject to any other provision of this contract;
participation rules	the participation rules as determined by the *ECNL;*
party	each of the vendor and the purchaser;
property	the land, the improvements, all fixtures and the inclusions, but not the exclusions;
planning agreement	a valid voluntary agreement within the meaning of s7.4 of the Environmental Planning and Assessment Act 1979 entered into in relation to the *property;*
populate	to complete data fields in the *Electronic Workspace*;

Unit 502/9 Bridge Street Dive Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

requisition	an objection, question or requisition (but the term does not include a claim);
rescind	rescind this contract from the beginning;
serve	serve in writing on the other *party*;
settlement cheque	an unendorsed *cheque* made payable to the person to be paid and – ● issued by a *bank* and drawn on itself; or ● if authorised in writing by the vendor or the vendor's *solicitor*, some other *cheque*;
solicitor	in relation to a *party*, the *party's* solicitor or licensed conveyancer named in this contract or in a notice *served* by the *party*;
TA Act	Taxation Administration Act 1953;
terminate	terminate this contract for breach;
title data	the details of the title to the *property* made available to the *Electronic Workspace* by the *Land Registry*;
variation	a variation made under s14-235 of Schedule 1 to the *TA Act*;
within	in relation to a period, at any time before or during the period; and
work order	a valid direction, notice or order that requires work to be done or money to be spent on or in relation to the *property* or any adjoining footpath or road (but the term does not include a notice under s22E of the Swimming Pools Act 1992 or clause 20 of the Swimming Pools Regulation 2018).

1.2 Words and phrases used in this contract (italicised and in Title Case, such as *Conveyancing Transaction*, *Digitally Sign*, *Electronic Workspace*, *ELN*, *ELNO*, *Land Registry*, *Lodgment Case* and *Subscriber*) have the meanings given in the *participation rules*.

2 Deposit and other payments before completion

2.1 The purchaser must pay the deposit to the *depositholder* as stakeholder.
2.2 *Normally*, the purchaser must pay the deposit on the making of this contract, and this time is essential.
2.3 If this contract requires the purchaser to pay any of the deposit by a later time, that time is also essential.
2.4 The purchaser can pay any of the deposit by –
2.4.1 giving cash (up to $2,000) to the *depositholder*;
2.4.2 unconditionally giving a *cheque* to the *depositholder* or to the vendor, vendor's agent or vendor's *solicitor* for sending to the *depositholder*; or
2.4.3 electronic funds transfer to the *depositholder's* nominated account and, if requested by the vendor or the *depositholder*, providing evidence of that transfer.
2.5 The vendor can *terminate* if –
2.5.1 any of the deposit is not paid on time;
2.5.2 a *cheque* for any of the deposit is not honoured on presentation; or
2.5.3 a payment under clause 2.4.3 is not received in the *depositholder's* nominated account by 5.00 pm on the third *business day* after the time for payment.
This right to *terminate* is lost as soon as the deposit is paid in full.
2.6 If the vendor accepts a *deposit-bond* for the deposit, clauses 2.1 to 2.5 do not apply.
2.7 If the vendor accepts a *deposit-bond* for part of the deposit, clauses 2.1 to 2.5 apply only to the balance.
2.8 If any of the deposit or of the balance of the price is paid before completion to the vendor or as the vendor directs, it is a charge on the land in favour of the purchaser until *termination* by the vendor or completion, subject to any existing right.
2.9 If each *party* tells the *depositholder* that the deposit is to be invested, the *depositholder* is to invest the deposit (at the risk of the *party* who becomes entitled to it) with a *bank*, in an interest-bearing account in NSW, payable at call, with interest to be reinvested, and pay the interest to the *parties* equally, after deduction of all proper government taxes and financial institution charges and other charges.

3 Deposit-bond

3.1 This clause applies only if the vendor accepts a *deposit-bond* for the deposit (or part of it).
3.2 The purchaser must provide the *deposit-bond* to the vendor's *solicitor* (or if no solicitor the *depositholder*) at or before the making of this contract and this time is essential.
3.3 If the *deposit-bond* has an expiry date and completion does not occur by the date which is 14 days before the expiry date, the purchaser must *serve* a replacement *deposit-bond* at least 7 days before the expiry date. The time for service is essential.
3.4 The vendor must approve a replacement *deposit-bond* if –
3.4.1 it is from the same issuer and for the same amount as the earlier *deposit-bond;* and
3.4.2 it has an expiry date at least three months after its date of issue.
3.5 A breach of clauses 3.2 or 3.3 entitles the vendor to *terminate*. The right to *terminate* is lost as soon as –
3.5.1 the purchaser *serves* a replacement *deposit-bond*; or
3.5.2 the deposit is paid in full under clause 2.
3.6 Clauses 3.3 and 3.4 can operate more than once.

Unit 5029 Bridge Stark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

3.7 If the purchaser *serves* a replacement *deposit-bond*, the vendor must *serve* the earlier *deposit-bond*.
3.8 The amount of any *deposit-bond* does not form part of the price for the purposes of clause 16.5.
3.9 The vendor must give the purchaser any original *deposit-bond* –
3.9.1 on completion; or
3.9.2 if this contract is *rescinded*.
3.10 If this contract is *terminated* by the vendor –
3.10.1 *normally*, the vendor can immediately demand payment from the issuer of the *deposit-bond*; or
3.10.2 if the purchaser *serves* prior to *termination* a notice disputing the vendor's right to *terminate*, the vendor must forward any original *deposit-bond* (or its proceeds if called up) to the *depositholder* as stakeholder.
3.11 If this contract is *terminated* by the purchaser –
3.11.1 *normally*, the vendor must give the purchaser any original *deposit-bond*; or
3.11.2 if the vendor *serves* prior to *termination* a notice disputing the purchaser's right to *terminate*, the vendor must forward any original *deposit-bond* (or its proceeds if called up) to the *depositholder* as stakeholder.

4 Electronic transaction

4.1 This *Conveyancing Transaction* is to be conducted as an *electronic transaction* unless –
4.1.1 the contract says this transaction is a *manual transaction*, giving the reason, or
4.1.2 a *party serves* a notice stating why the transaction is a *manual transaction*, in which case the *parties* do not have to complete earlier than 14 days after *service* of the notice, and clause 21.3 does not apply to this provision,
and in both cases clause 30 applies.
4.2 If, because of clause 4.1.2, this *Conveyancing Transaction* is to be conducted as a *manual transaction* –
4.2.1 each *party* must –
- bear equally any disbursements or fees; and
- otherwise bear that *party's* own costs;

incurred because this *Conveyancing Transaction* was to be conducted as an *electronic transaction*; and
4.2.2 if a *party* has paid all of a disbursement or fee which, by reason of this clause, is to be borne equally by the *parties*, that amount must be adjusted under clause 14.
4.3 The *parties* must conduct the *electronic transaction* –
4.3.1 in accordance with the *participation rules* and the *ECNL*; and
4.3.2 using the nominated *ELN*, unless the *parties* otherwise agree. This clause 4.3.2 does not prevent a *party* using an *ELN* which can interoperate with the nominated *ELN*.
4.4 A *party* must pay the fees and charges payable by that *party* to the *ELNO* and the *Land Registry*.
4.5 *Normally,* the vendor must *within* 7 days of the contract date create and *populate* an *Electronic Workspace* with *title data* and the date for completion, and invite the purchaser to the *Electronic Workspace*.
4.6 If the vendor has not created an *Electronic Workspace* in accordance with clause 4.5, the purchaser may create and *populate* an *Electronic Workspace* and, if it does so, the purchaser must invite the vendor to the *Electronic Workspace.*
4.7 The *parties* must, as applicable to their role in the *Conveyancing Transaction* and the steps taken under clauses 4.5 or 4.6 –
4.7.1 promptly join the *Electronic Workspace* after receipt of an invitation;
4.7.2 create and *populate* an *electronic transfer*;
4.7.3 invite any *discharging mortgagee* or *incoming mortgagee* to join the *Electronic Workspace*; and
4.7.4 *populate* the *Electronic Workspace* with a nominated *completion time*.
4.8 If the transferee in the *electronic transfer* is not the purchaser, the purchaser must give the vendor a direction signed by the purchaser personally for that transfer.
4.9 The vendor can require the purchaser to include a covenant or easement in the *electronic transfer* only if this contract contains the wording of the proposed covenant or easement, and a description of the land burdened and benefited.
4.10 If the purchaser must make a *GSTRW payment* or an *FRCGW remittance*, the purchaser must *populate* the *Electronic Workspace* with the payment details for the *GSTRW payment* or *FRCGW remittance* payable to the Deputy Commissioner of Taxation at least 2 *business days* before the date for completion.
4.11 Before completion, the *parties* must ensure that –
4.11.1 all *electronic documents* which a *party* must *Digitally Sign* to complete the *electronic transaction* are *populated* and *Digitally Signed*;
4.11.2 all certifications required by the *ECNL* are properly given; and
4.11.3 they do everything else in the *Electronic Workspace* which that *party* must do to enable the *electronic transaction* to proceed to completion.
4.12 If the computer systems of any of the *Land Registry*, the *ELNO,* Revenue NSW or the Reserve Bank of Australia are inoperative for any reason at the *completion time* agreed by the *parties*, a failure to complete this contract for that reason is not a default under this contract on the part of either *party*.

Unit 1025, 6 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

4.13 If the computer systems of the *Land Registry* are inoperative for any reason at the *completion time* agreed by the *parties,* and the *parties* choose that financial settlement is to occur despite this, then on financial settlement occurring –

4.13.1 all *electronic documents Digitally Signed* by the vendor and any discharge of mortgage, withdrawal of caveat or other *electronic document* forming part of the *Lodgment Case* for the *electronic transaction* are taken to have been unconditionally and irrevocably delivered to the purchaser or the purchaser's mortgagee at the time of financial settlement together with the right to deal with the land; and

4.13.2 the vendor is taken to have no legal or equitable interest in the *property*.

4.14 If the *parties* do not agree about the delivery before completion of one or more documents or things that cannot be delivered through the *Electronic Workspace*, the *party* required to deliver the documents or things –

4.14.1 holds them on completion in escrow for the benefit of; and

4.14.2 must immediately after completion deliver the documents or things to, or as directed by;

the *party* entitled to them.

5 Requisitions

5.1 If a form of *requisitions* is attached to this contract, the purchaser is taken to have made those *requisitions*.

5.2 If the purchaser is or becomes entitled to make any other *requisition*, the purchaser can make it only by *serving* it –

5.2.1 if it arises out of this contract or it is a general question about the *property* or title - *within* 21 days after the contract date;

5.2.2 if it arises out of anything *served* by the vendor - *within* 21 days after the later of the contract date and that *service*; and

5.2.3 in any other case - *within* a reasonable time.

6 Error or misdescription

6.1 *Normally*, the purchaser can (but only before completion) claim compensation for an error or misdescription in this contract (as to the *property*, the title or anything else and whether substantial or not).

6.2 This clause applies even if the purchaser did not take notice of or rely on anything in this contract containing or giving rise to the error or misdescription.

6.3 However, this clause does not apply to the extent the purchaser knows the true position.

7 Claims by purchaser

Normally, the purchaser can make a claim (including a claim under clause 6) before completion only by *serving* it with a statement of the amount claimed, and if the purchaser makes one or more claims before completion –

7.1 the vendor can *rescind* if in the case of claims that are not claims for delay –

7.1.1 the total amount claimed exceeds 5% of the price;

7.1.2 the vendor *serves* notice of intention to *rescind*; and

7.1.3 the purchaser does not *serve* notice waiving the claims *within* 14 days after that *service*; and

7.2 if the vendor does not *rescind*, the *parties* must complete and if this contract is completed –

7.2.1 the lesser of the total amount claimed and 10% of the price must be paid out of the price to and held by the *depositholder* until the claims are finalised or lapse;

7.2.2 the amount held is to be invested in accordance with clause 2.9;

7.2.3 the claims must be finalised by an arbitrator appointed by the *parties* or, if an appointment is not made *within* 1 month of completion, by an arbitrator appointed by the President of the Law Society at the request of a *party* (in the latter case the *parties* are bound by the terms of the Conveyancing Arbitration Rules approved by the Law Society as at the date of the appointment);

7.2.4 the purchaser is not entitled, in respect of the claims, to more than the total amount claimed and the costs of the purchaser;

7.2.5 net interest on the amount held must be paid to the *parties* in the same proportion as the amount held is paid; and

7.2.6 if the *parties* do not appoint an arbitrator and neither *party* requests the President to appoint an arbitrator *within* 3 months after completion, the claims lapse and the amount belongs to the vendor.

8 Vendor's rights and obligations

8.1 The vendor can *rescind* if –

8.1.1 the vendor is, on reasonable grounds, unable or unwilling to comply with a *requisition*;

8.1.2 the vendor *serves* a notice of intention to *rescind* that specifies the *requisition* and those grounds; and

8.1.3 the purchaser does not *serve* a notice waiving the *requisition within* 14 days after that *service*.

Unit 6020 Proof, Shark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

8.2 If the vendor does not comply with this contract (or a notice under or relating to it) in an essential respect, the purchaser can *terminate* by *serving* a notice. After the *termination* –
- 8.2.1 the purchaser can recover the deposit and any other money paid by the purchaser under this contract;
- 8.2.2 the purchaser can sue the vendor to recover damages for breach of contract; and
- 8.2.3 if the purchaser has been in possession a *party* can claim for a reasonable adjustment.

9 Purchaser's default

If the purchaser does not comply with this contract (or a notice under or relating to it) in an essential respect, the vendor can *terminate* by *serving* a notice. After the *termination* the vendor can –

9.1 keep or recover the deposit (to a maximum of 10% of the price);

9.2 hold any other money paid by the purchaser under this contract as security for anything recoverable under this clause –
- 9.2.1 for 12 months after the *termination*; or
- 9.2.2 if the vendor commences proceedings under this clause *within* 12 months, until those proceedings are concluded; and

9.3 sue the purchaser either –
- 9.3.1 where the vendor has resold the *property* under a contract made *within* 12 months after the *termination*, to recover –
  - the deficiency on resale (with credit for any of the deposit kept or recovered and after allowance for any capital gains tax or goods and services tax payable on anything recovered under this clause); and
  - the reasonable costs and expenses arising out of the purchaser's non-compliance with this contract or the notice and of resale and any attempted resale; or
- 9.3.2 to recover damages for breach of contract.

10 Restrictions on rights of purchaser

10.1 The purchaser cannot make a claim or *requisition* or *rescind* or *terminate* in respect of –
- 10.1.1 the ownership or location of any fence as defined in the Dividing Fences Act 1991;
- 10.1.2 a service for the *property* being a joint service or passing through another property, or any service for another property passing through the *property* ('service' includes air, communication, drainage, electricity, garbage, gas, oil, radio, sewerage, telephone, television or water service);
- 10.1.3 a wall being or not being a party wall in any sense of that term or the *property* being affected by an easement for support or not having the benefit of an easement for support;
- 10.1.4 any change in the *property* due to fair wear and tear before completion;
- 10.1.5 a promise, representation or statement about this contract, the *property* or the title, not set out or referred to in this contract;
- 10.1.6 a condition, exception, reservation or restriction in a Crown grant;
- 10.1.7 the existence of any authority or licence to explore or prospect for gas, minerals or petroleum;
- 10.1.8 any easement or restriction on use the substance of either of which is disclosed in this contract or any non-compliance with the easement or restriction on use; or
- 10.1.9 anything the substance of which is disclosed in this contract (except a caveat, charge, mortgage, priority notice or writ).

10.2 The purchaser cannot *rescind* or *terminate* only because of a defect in title to or quality of the inclusions.

10.3 *Normally*, the purchaser cannot make a claim or *requisition* or *rescind* or *terminate* or require the vendor to change the nature of the title disclosed in this contract (for example, to remove a caution evidencing qualified title, or to lodge a plan of survey as regards limited title).

11 Compliance with work orders

11.1 *Normally*, the vendor must by completion comply with a *work order* made on or before the contract date and if this contract is completed the purchaser must comply with any other *work order*.

11.2 If the purchaser complies with a *work order*, and this contract is *rescinded* or *terminated*, the vendor must pay the expense of compliance to the purchaser.

12 Certificates and inspections

The vendor must do whatever is reasonably necessary to enable the purchaser, subject to the rights of any tenant –

12.1 to have the *property* inspected to obtain any certificate or report reasonably required;

12.2 to apply (if necessary in the name of the vendor) for –
- 12.2.1 any certificate that can be given in respect of the *property* under *legislation*; or
- 12.2.2 a copy of any approval, certificate, consent, direction, notice or order in respect of the *property* given under *legislation*, even if given after the contract date; and

12.3 to make 1 inspection of the *property* in the 3 days before a time appointed for completion.

Unit 502/6 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

13 Goods and services tax (GST)

13.1 Terms used in this clause which are not defined elsewhere in this contract and have a defined meaning in the *GST Act* have the same meaning in this clause.

13.2 *Normally*, if a *party* must pay the price or any other amount to the other *party* under this contract, GST is not to be added to the price or amount.

13.3 If under this contract a *party* must make an adjustment or payment for an expense of another party or pay an expense payable by or to a third party (for example, under clauses 14 or 20.7), the *party* must adjust or pay on completion any GST added to or included in the expense, but –

13.3.1 the amount of the expense must be reduced to the extent the party receiving the adjustment or payment (or the representative member of a GST group of which that party is a member) is entitled to an input tax credit for the expense; and

13.3.2 if the adjustment or payment under this contract is consideration for a taxable supply, an amount for GST must be added at the *GST rate*.

13.4 If this contract says this sale is the supply of a going concern –

13.4.1 the *parties* agree the supply of the *property* is a supply of a going concern;

13.4.2 the vendor must, between the contract date and completion, carry on the enterprise conducted on the land in a proper and business-like way;

13.4.3 if the purchaser is not registered by the date for completion, the *parties* must complete and the purchaser must pay on completion, in addition to the price, an amount being the price multiplied by the *GST rate* ("the retention sum"). The retention sum is to be held by the *depositholder* and dealt with as follows –

- if *within* 3 months of completion the purchaser *serves* a letter from the Australian Taxation Office stating the purchaser is registered with a date of effect of registration on or before completion, the *depositholder* is to pay the retention sum to the purchaser; but
- if the purchaser does not *serve* that letter *within* 3 months of completion, the *depositholder* is to pay the retention sum to the vendor; and

13.4.4 if the vendor, despite clause 13.4.1, *serves* a letter from the Australian Taxation Office stating the vendor has to pay GST on the supply, the purchaser must pay to the vendor on demand the amount of GST assessed.

13.5 *Normally*, the vendor promises the margin scheme will not apply to the supply of the *property*.

13.6 If this contract says the margin scheme is to apply in making the taxable supply, the *parties* agree that the margin scheme is to apply to the sale of the *property*.

13.7 If this contract says the sale is not a taxable supply –

13.7.1 the purchaser promises that the *property* will not be used and represents that the purchaser does not intend the *property* (or any part of the *property*) to be used in a way that could make the sale a taxable supply to any extent; and

13.7.2 the purchaser must pay the vendor on completion in addition to the price an amount calculated by multiplying the price by the *GST rate* if this sale is a taxable supply to any extent because of –

- a breach of clause 13.7.1; or
- something else known to the purchaser but not the vendor.

13.8 If this contract says this sale is a taxable supply in full and does not say the margin scheme applies to the *property*, the vendor must pay the purchaser on completion an amount of one-eleventh of the price if –

13.8.1 this sale is not a taxable supply in full; or

13.8.2 the margin scheme applies to the *property* (or any part of the *property*).

13.9 If this contract says this sale is a taxable supply to an extent –

13.9.1 clause 13.7.1 does not apply to any part of the *property* which is identified as being a taxable supply; and

13.9.2 the payments mentioned in clauses 13.7 and 13.8 are to be recalculated by multiplying the relevant payment by the proportion of the price which represents the value of that part of the *property* to which the clause applies (the proportion to be expressed as a number between 0 and 1). Any evidence of value must be obtained at the expense of the vendor.

13.10 *Normally*, on completion the vendor must give the recipient of the supply a tax invoice for any taxable supply by the vendor by or under this contract.

13.11 The vendor does not have to give the purchaser a tax invoice if the margin scheme applies to a taxable supply.

13.12 If the vendor is liable for GST on rents or profits due to issuing an invoice or receiving consideration before completion, any adjustment of those amounts must exclude an amount equal to the vendor's GST liability.

13.13 If the vendor *serves* details of a *GSTRW payment* which the purchaser must make, the purchaser does not have to complete earlier than 5 *business days* after that *service* and clause 21.3 does not apply to this provision.

13.14 If the purchaser must make a *GSTRW payment* the purchaser must, at least 2 *business days* before the date for completion, *serve* evidence of submission of a *GSTRW payment* notification form to the Australian Taxation Office by the purchaser or, if a direction under either clause 4.8 or clause 30.4 has been given, by the transferee named in the transfer the subject of that direction.

Unit 502/2 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

14 Adjustments

14.1 *Normally*, the vendor is entitled to the rents and profits and will be liable for all rates, water, sewerage and drainage service and usage charges, land tax, levies and all other periodic outgoings up to and including the *adjustment date* after which the purchaser will be entitled and liable.

14.2 The *parties* must make any necessary adjustment on completion, and –

14.2.1 the purchaser must provide the vendor with *adjustment figures* at least 2 *business days* before the date for completion; and

14.2.2 the vendor must confirm the *adjustment figures* at least 1 *business day* before the date for completion.

14.3 If an amount that is adjustable under this contract has been reduced under *legislation*, the *parties* must on completion adjust the reduced amount.

14.4 The *parties* must not adjust surcharge land tax (as defined in the Land Tax Act 1956) but must adjust any other land tax for the year current at the *adjustment date* –

14.4.1 only if land tax has been paid or is payable for the year (whether by the vendor or by a predecessor in title) and this contract says that land tax is adjustable;

14.4.2 by adjusting the amount that would have been payable if at the start of the year –

- the person who owned the land owned no other land;
- the land was not subject to a special trust or owned by a non-concessional company; and
- if the land (or part of it) had no separate taxable value, by calculating its separate taxable value on a proportional area basis.

14.5 The *parties* must not adjust any first home buyer choice property tax.

14.6 If any other amount that is adjustable under this contract relates partly to the land and partly to other land, the *parties* must adjust it on a proportional area basis.

14.7 If on completion the last bill for a water, sewerage or drainage usage charge is for a period ending before the *adjustment date*, the vendor is liable for an amount calculated by dividing the bill by the number of days in the period then multiplying by the number of unbilled days up to and including the *adjustment date*.

14.8 The vendor is liable for any amount recoverable for work started on or before the contract date on the *property* or any adjoining footpath or road.

15 Date for completion

The *parties* must complete by the date for completion and, if they do not, a *party* can *serve* a notice to complete if that *party* is otherwise entitled to do so.

16 Completion

● Vendor

16.1 *Normally*, on completion the vendor must cause the legal title to the *property* (being the estate disclosed in this contract) to pass to the purchaser free of any charge, mortgage or other interest, subject to any necessary registration.

16.2 The legal title to the *property* does not pass before completion.

16.3 If the vendor gives the purchaser a document (other than the transfer) that needs to be lodged for registration, the vendor must pay the lodgment fee to the purchaser.

16.4 If a *party serves* a land tax certificate showing a charge on any of the land, by completion the vendor must do all things and pay all money required so that the charge is no longer effective against the land.

● Purchaser

16.5 On completion the purchaser must pay to the vendor –

16.5.1 the price less any –

- deposit paid;
- *FRCGW remittance* payable;
- *GSTRW payment*; and
- amount payable by the vendor to the purchaser under this contract; and

16.5.2 any other amount payable by the purchaser under this contract.

16.6 If any of the deposit is not covered by a *deposit-bond*, at least 1 *business day* before the date for completion the purchaser must give the vendor an order signed by the purchaser authorising the *depositholder* to account to the vendor for the deposit, to be held by the vendor in escrow until completion.

16.7 On completion the deposit belongs to the vendor.

17 Possession

17.1 *Normally*, the vendor must give the purchaser vacant possession of the *property* on completion.

17.2 The vendor does not have to give vacant possession if –

17.2.1 this contract says that the sale is subject to existing tenancies; and

17.2.2 the contract discloses the provisions of the tenancy (for example, by attaching a copy of the lease and any relevant memorandum or variation).

17.3 *Normally*, the purchaser can claim compensation (before or after completion) or *rescind* if any of the land is affected by a protected tenancy (a tenancy affected by Schedule 2, Part 7 of the Residential Tenancies Act 2010).

Unit 5, 10 Birnie Spark Drive, Wagga Wagga NSW 2650

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

18 Possession before completion

18.1 This clause applies only if the vendor gives the purchaser possession of the *property* before completion.

18.2 The purchaser must not before completion –

18.2.1 let or part with possession of any of the *property*;

18.2.2 make any change or structural alteration or addition to the *property;* or

18.2.3 contravene any agreement between the *parties* or any direction, document, *legislation*, notice or order affecting the *property*.

18.3 The purchaser must until completion –

18.3.1 keep the *property* in good condition and repair having regard to its condition at the giving of possession; and

18.3.2 allow the vendor or the vendor's authorised representative to enter and inspect it at all reasonable times.

18.4 The risk as to damage to the *property* passes to the purchaser immediately after the purchaser enters into possession.

18.5 If the purchaser does not comply with this clause, then without affecting any other right of the vendor –

18.5.1 the vendor can before completion, without notice, remedy the non-compliance; and

18.5.2 if the vendor pays the expense of doing this, the purchaser must pay it to the vendor with interest at the rate prescribed under s101 Civil Procedure Act 2005.

18.6 If this contract is *rescinded* or *terminated* the purchaser must immediately vacate the *property*.

18.7 If the *parties* or their *solicitors* on their behalf do not agree in writing to a fee or rent, none is payable.

19 Rescission of contract

19.1 If this contract expressly gives a *party* a right to *rescind*, the *party* can exercise the right –

19.1.1 only by *serving* a notice before completion; and

19.1.2 in spite of any making of a claim or *requisition*, any attempt to satisfy a claim or *requisition*, any arbitration, litigation, mediation or negotiation or any giving or taking of possession.

19.2 *Normally*, if a *party* exercises a right to *rescind* expressly given by this contract or any *legislation* –

19.2.1 the deposit and any other money paid by the purchaser under this contract must be refunded;

19.2.2 a *party* can claim for a reasonable adjustment if the purchaser has been in possession;

19.2.3 a *party* can claim for damages, costs or expenses arising out of a breach of this contract; and

19.2.4 a *party* will not otherwise be liable to pay the other *party* any damages, costs or expenses.

20 Miscellaneous

20.1 The *parties* acknowledge that anything stated in this contract to be attached was attached to this contract by the vendor before the purchaser signed it and is part of this contract.

20.2 Anything attached to this contract is part of this contract.

20.3 An area, bearing or dimension in this contract is only approximate.

20.4 If a *party* consists of 2 or more persons, this contract benefits and binds them separately and together.

20.5 A *party's solicitor* can receive any amount payable to the *party* under this contract or direct in writing that it is to be paid to another person.

20.6 A document under or relating to this contract is –

20.6.1 signed by a *party* if it is signed by the *party* or the *party's solicitor* (apart from a direction under clause 4.8 or clause 30.4);

20.6.2 *served* if it is *served* by the *party* or the *party's solicitor*;

20.6.3 *served* if it is *served* on the *party's solicitor*, even if the *party* has died or any of them has died;

20.6.4 *served* if it is *served* in any manner provided in s170 of the Conveyancing Act 1919;

20.6.5 *served* if it is sent by email or fax to the *party's solicitor*, unless in either case it is not received;

20.6.6 *served* on a person if it (or a copy of it) comes into the possession of the person;

20.6.7 *served* at the earliest time it is *served*, if it is *served* more than once; and

20.6.8 *served* if it is provided to or by the *party's solicitor* or an *authorised Subscriber* by means of an *Electronic Workspace* created under clause 4. However, this does not apply to a notice making an obligation essential, or a notice of *rescission* or *termination*.

20.7 An obligation to pay an expense of another *party* of doing something is an obligation to pay –

20.7.1 if the *party* does the thing personally - the reasonable cost of getting someone else to do it; or

20.7.2 if the *party* pays someone else to do the thing - the amount paid, to the extent it is reasonable.

20.8 Rights under clauses 4, 11, 13, 14, 17, 24, 30 and 31 continue after completion, whether or not other rights continue.

20.9 The vendor does not promise, represent or state that the purchaser has any cooling off rights.

20.10 The vendor does not promise, represent or state that any attached survey report is accurate or current.

20.11 A reference to any *legislation* (including any percentage or rate specified in *legislation*) is also a reference to any corresponding later *legislation*.

20.12 Each *party* must do whatever is necessary after completion to carry out the *party's* obligations under this contract.

20.13 Neither taking possession nor *serving* a transfer of itself implies acceptance of the *property* or the title.

Unit 20 Brodie Spark Drive Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

20.14 The details and information provided in this contract (for example, on pages 1 - 4) are, to the extent of each *party's* knowledge, true, and are part of this contract.
20.15 Where this contract provides for choices, a choice in BLOCK CAPITALS applies unless a different choice is marked.
20.16 Each *party* consents to –
20.16.1 any *party* signing this contract electronically; and
20.16.2 the making of this contract by the exchange of counterparts delivered by email, or by such other electronic means as may be agreed by the *parties*.
20.17 Each *party* agrees that electronic signing by a *party* identifies that *party* and indicates that *party's* intention to be bound by this contract.

21 Time limits in these provisions
21.1 If the time for something to be done or to happen is not stated in these provisions, it is a reasonable time.
21.2 If there are conflicting times for something to be done or to happen, the latest of those times applies.
21.3 The time for one thing to be done or to happen does not extend the time for another thing to be done or to happen.
21.4 If the time for something to be done or to happen is the 29th, 30th or 31st day of a month, and the day does not exist, the time is instead the last day of the month.
21.5 If the time for something to be done or to happen is a day that is not a *business day*, the time is extended to the next *business day*, except in the case of clauses 2 and 3.2.
21.6 *Normally*, the time by which something must be done is fixed but not essential.

22 Foreign Acquisitions and Takeovers Act 1975
22.1 The purchaser promises that the Commonwealth Treasurer cannot prohibit and has not prohibited the transfer under the Foreign Acquisitions and Takeovers Act 1975.
22.2 This promise is essential and a breach of it entitles the vendor to *terminate*.

23 Strata or community title
● Definitions and modifications
23.1 This clause applies only if the land (or part of it) is a lot in a strata, neighbourhood, precinct or community scheme (or on completion is to be a lot in a scheme of that kind).
23.2 In this contract –
23.2.1 'change', in relation to a scheme, means –
- a registered or registrable change from by-laws set out in this contract;
- a change from a development contract or management statement set out in this contract; or
- a change in the boundaries of common property;

23.2.2 'common property' includes association property for the scheme or any higher scheme;
23.2.3 'contribution' includes an amount payable under a by-law;
23.2.4 'information certificate' includes a certificate under s184 Strata Schemes Management Act 2015 and s174 Community Land Management Act 2021;
23.2.5 'interest notice' includes a strata interest notice under s22 Strata Schemes Management Act 2015 and an association interest notice under s20 Community Land Management Act 2021;
23.2.6 'normal expenses', in relation to an owners corporation for a scheme, means normal operating expenses usually payable from the administrative fund of an owners corporation for a scheme of the same kind;
23.2.7 'owners corporation' means the owners corporation or the association for the scheme or any higher scheme;
23.2.8 'the *property*' includes any interest in common property for the scheme associated with the lot; and
23.2.9 'special expenses', in relation to an owners corporation, means its actual, contingent or expected expenses, except to the extent they are –
- normal expenses;
- due to fair wear and tear;
- disclosed in this contract; or
- covered by moneys held in the capital works fund.

23.3 Clauses 11, 14.8 and 18.4 do not apply to an obligation of the owners corporation, or to property insurable by it.
23.4 Clauses 14.4.2 and 14.6 apply but on a unit entitlement basis instead of an area basis.
● Adjustments and liability for expenses
23.5 The *parties* must adjust under clause 14.1 –
23.5.1 a regular periodic contribution;
23.5.2 a contribution which is not a regular periodic contribution but is disclosed in this contract; and
23.5.3 on a unit entitlement basis, any amount paid by the vendor for a normal expense of the owners corporation to the extent the owners corporation has not paid the amount to the vendor.

Unit 52/9 Bundle Creek Drive, Woolgoolga Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

23.6 If a contribution is not a regular periodic contribution and is not disclosed in this contract –
23.6.1 the vendor is liable for it if it was determined on or before the contract date, even if it is payable by instalments; and
23.6.2 the purchaser is liable for all contributions determined after the contract date.
23.7 The vendor must pay or allow to the purchaser on completion the amount of any unpaid contributions for which the vendor is liable under clause 23.6.1.
23.8 *Normally*, the purchaser cannot make a claim or *requisition* or *rescind* or *terminate* in respect of –
23.8.1 an existing or future actual, contingent or expected expense of the owners corporation;
23.8.2 a proportional unit entitlement of the lot or a relevant lot or former lot, apart from a claim under clause 6; or
23.8.3 a past or future change in the scheme or a higher scheme.
23.9 However, the purchaser can *rescind* if –
23.9.1 the special expenses of the owners corporation at the later of the contract date and the creation of the owners corporation when calculated on a unit entitlement basis (and, if more than one lot or a higher scheme is involved, added together), less any contribution paid by the vendor, are more than 1% of the price;
23.9.2 in the case of the lot or a relevant lot or former lot in a higher scheme, a proportional unit entitlement for the lot is disclosed in this contract but the lot has a different proportional unit entitlement at the contract date or at any time before completion;
23.9.3 a change before the contract date or before completion in the scheme or a higher scheme materially prejudices the purchaser and is not disclosed in this contract; or
23.9.4 a resolution is passed by the owners corporation before the contract date or before completion to give to the owners in the scheme for their consideration a strata renewal plan that has not lapsed at the contract date and there is not attached to this contract a strata renewal proposal or the strata renewal plan.

● Notices, certificates and inspections

23.10 Before completion, the purchaser must *serve* a copy of an interest notice addressed to the owners corporation and signed by the purchaser.
23.11 After completion, the purchaser must insert the date of completion in the interest notice and send it to the owners corporation.
23.12 The vendor can complete and send the interest notice as agent for the purchaser.
23.13 The vendor must *serve* at least 7 days before the date for completion, an information certificate for the lot, the scheme or any higher scheme which relates to a period in which the date for completion falls.
23.14 The purchaser does not have to complete earlier than 7 days after *service* of the information certificate and clause 21.3 does not apply to this provision. On completion the purchaser must pay the vendor the prescribed fee for the information certificate.
23.15 The vendor authorises the purchaser to apply for the purchaser's own information certificate.
23.16 The vendor authorises the purchaser to apply for and make an inspection of any record or other document in the custody or control of the owners corporation or relating to the scheme or any higher scheme.

● Meetings of the owners corporation

23.17 If a general meeting of the owners corporation is convened before completion –
23.17.1 if the vendor receives notice of it, the vendor must immediately notify the purchaser of it; and
23.17.2 after the expiry of any cooling off period, the purchaser can require the vendor to appoint the purchaser (or the purchaser's nominee) to exercise any voting rights of the vendor in respect of the lot at the meeting.

24 Tenancies

24.1 If a tenant has not made a payment for a period preceding or current at the *adjustment date* –
24.1.1 for the purposes of clause 14.2, the amount is to be treated as if it were paid; and
24.1.2 the purchaser assigns the debt to the vendor on completion and will if required give a further assignment at the vendor's expense.
24.2 If a tenant has paid in advance of the *adjustment date* any periodic payment in addition to rent, it must be adjusted as if it were rent for the period to which it relates.
24.3 If the *property* is to be subject to a tenancy on completion or is subject to a tenancy on completion –
24.3.1 the vendor authorises the purchaser to have any accounting records relating to the tenancy inspected and audited and to have any other document relating to the tenancy inspected;
24.3.2 the vendor must *serve* any information about the tenancy reasonably requested by the purchaser before or after completion; and
24.3.3 *normally*, the purchaser can claim compensation (before or after completion) if –
- a disclosure statement required by the Retail Leases Act 1994 was not given when required;
- such a statement contained information that was materially false or misleading;
- a provision of the lease is not enforceable because of a non-disclosure in such a statement; or
- the lease was entered into in contravention of the Retail Leases Act 1994.

Unit 902/9 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

24.4 If the *property* is subject to a tenancy on completion –
- 24.4.1 the vendor must allow or transfer –
  - any remaining bond money or any other security against the tenant's default (to the extent the security is transferable);
  - any money in a fund established under the lease for a purpose and compensation for any money in the fund or interest earnt by the fund that has been applied for any other purpose; and
  - any money paid by the tenant for a purpose that has not been applied for that purpose and compensation for any of the money that has been applied for any other purpose;
- 24.4.2 if the security is not transferable, each *party* must do whatever is reasonably necessary to cause a replacement security to issue for the benefit of the purchaser and the vendor must hold the original security on trust for the benefit of the purchaser until the replacement security issues;
- 24.4.3 the vendor must give to the purchaser –
  - at least 2 *business days* before the date for completion, a proper notice of the transfer (an attornment notice) addressed to the tenant, to be held by the purchaser in escrow until completion;
  - any certificate given under the Retail Leases Act 1994 in relation to the tenancy;
  - a copy of any disclosure statement given under the Retail Leases Act 1994;
  - a copy of any document served on the tenant under the lease and written details of its service, if the document concerns the rights of the landlord or the tenant after completion; and
  - any document served by the tenant under the lease and written details of its service, if the document concerns the rights of the landlord or the tenant after completion;
- 24.4.4 the vendor must comply with any obligation to the tenant under the lease, to the extent it is to be complied with by completion; and
- 24.4.5 the purchaser must comply with any obligation to the tenant under the lease, to the extent that the obligation is disclosed in this contract and is to be complied with after completion.

25 Qualified title, limited title and old system title

25.1 This clause applies only if the land (or part of it) –
- 25.1.1 is under qualified, limited or old system title; or
- 25.1.2 on completion is to be under one of those titles.

25.2 The vendor must *serve* a proper abstract of title *within* 7 days after the contract date.

25.3 If an abstract of title or part of an abstract of title is attached to this contract or has been lent by the vendor to the purchaser before the contract date, the abstract or part is *served* on the contract date.

25.4 An abstract of title can be or include a list of documents, events and facts arranged (apart from a will or codicil) in date order, if the list in respect of each document –
- 25.4.1 shows its date, general nature, names of parties and any registration number; and
- 25.4.2 has attached a legible photocopy of it or of an official or registration copy of it.

25.5 An abstract of title –
- 25.5.1 must start with a good root of title (if the good root of title must be at least 30 years old, this means 30 years old at the contract date);
- 25.5.2 in the case of a leasehold interest, must include an abstract of the lease and any higher lease;
- 25.5.3 *normally*, need not include a Crown grant; and
- 25.5.4 need not include anything evidenced by the Register kept under the Real Property Act 1900.

25.6 In the case of land under old system title –
- 25.6.1 in this contract 'transfer' means conveyance;
- 25.6.2 the purchaser does not have to *serve* the transfer until after the vendor has *served* a proper abstract of title; and
- 25.6.3 each vendor must give proper covenants for title as regards that vendor's interest.

25.7 In the case of land under limited title but not under qualified title –
- 25.7.1 *normally*, the abstract of title need not include any document which does not show the location, area or dimensions of the land (for example, by including a metes and bounds description or a plan of the land);
- 25.7.2 clause 25.7.1 does not apply to a document which is the good root of title; and
- 25.7.3 the vendor does not have to provide an abstract if this contract contains a delimitation plan (whether in registrable form or not).

25.8 On completion the vendor must give the purchaser any *document of title* that relates only to the *property*.

25.9 If on completion the vendor has possession or control of a *document of title* that relates also to other property, the vendor must produce it as and where necessary.

25.10 The vendor must give a proper covenant to produce where relevant.

25.11 The vendor does not have to produce or covenant to produce a document that is not in the possession of the vendor or a mortgagee.

25.12 If the vendor is unable to produce an original document in the chain of title, the purchaser will accept a photocopy from the *Land Registry* of the registration copy of that document.

Unit 2076 Bridle Spark Drive, Wari Creek NSW 2216

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

26 Crown purchase money

26.1 This clause applies only if purchase money is payable to the Crown, whether or not due for payment.
26.2 The vendor is liable for the money, except to the extent this contract says the purchaser is liable for it.
26.3 To the extent the vendor is liable for it, the vendor is liable for any interest until completion.
26.4 To the extent the purchaser is liable for it, the *parties* must adjust any interest under clause 14.

27 Consent to transfer

27.1 This clause applies only if the land (or part of it) cannot be transferred without consent under *legislation* or a *planning agreement*.
27.2 The purchaser must properly complete and then *serve* the purchaser's part of an application for consent to transfer of the land (or part of it) *within* 7 days after the contract date.
27.3 The vendor must apply for consent *within* 7 days after *service* of the purchaser's part.
27.4 If consent is refused, either *party* can *rescind*.
27.5 If consent is given subject to one or more conditions that will substantially disadvantage a *party*, then that *party* can *rescind within* 7 days after receipt by or *service* upon the *party* of written notice of the conditions.
27.6 If consent is not given or refused –
27.6.1 *within* 42 days after the purchaser *serves* the purchaser's part of the application, the purchaser can *rescind*; or
27.6.2 *within* 30 days after the application is made, either *party* can *rescind*.
27.7 Each period in clause 27.6 becomes 90 days if the land (or part of it) is –
27.7.1 under a *planning agreement*; or
27.7.2 in the Western Division.
27.8 If the land (or part of it) is described as a lot in an unregistered plan, each time in clause 27.6 becomes the later of the time and 35 days after creation of a separate folio for the lot.
27.9 The date for completion becomes the later of the date for completion and 14 days after *service* of the notice granting consent to transfer.

28 Unregistered plan

28.1 This clause applies only if some of the land is described as a lot in an unregistered plan.
28.2 The vendor must do whatever is reasonably necessary to have the plan registered *within* 6 months after the contract date, with or without any minor alteration to the plan or any document to be lodged with the plan validly required or made under *legislation*.
28.3 If the plan is not registered *within* that time and in that manner –
28.3.1 the purchaser can *rescind*; and
28.3.2 the vendor can *rescind*, but only if the vendor has complied with clause 28.2 and with any *legislation* governing the rescission.
28.4 Either *party* can *serve* notice of the registration of the plan and every relevant lot and plan number.
28.5 The date for completion becomes the later of the date for completion and 21 days after *service* of the notice.
28.6 Clauses 28.2 and 28.3 apply to another plan that is to be registered before the plan is registered.

29 Conditional contract

29.1 This clause applies only if a provision says this contract or completion is conditional on an event, but does not apply to an event to which clause 28 applies.
29.2 If the time for the event to happen is not stated, the time is 42 days after the contract date.
29.3 If this contract says the provision is for the benefit of a *party*, then it benefits only that *party*.
29.4 If anything is necessary to make the event happen, each *party* must do whatever is reasonably necessary to cause the event to happen.
29.5 A *party* can *rescind* under this clause only if the *party* has substantially complied with clause 29.4.
29.6 If the event involves an approval and the approval is given subject to a condition that will substantially disadvantage a *party* who has the benefit of the provision, the *party* can *rescind within* 7 days after either *party serves* notice of the condition.
29.7 If the *parties* can lawfully complete without the event happening –
29.7.1 if the event does not happen *within* the time for it to happen, a *party* who has the benefit of the provision can *rescind within* 7 days after the end of that time;
29.7.2 if the event involves an approval and an application for the approval is refused, a *party* who has the benefit of the provision can *rescind within* 7 days after either *party serves* notice of the refusal; and
29.7.3 the date for completion becomes the later of the date for completion and 21 days after the earliest of –
- either *party serving* notice of the event happening;
- every *party* who has the benefit of the provision *serving* notice waiving the provision; or
- the end of the time for the event to happen.

Unit 6006 Bridie Spain Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

29.8 If the *parties* cannot lawfully complete without the event happening –
29.8.1 if the event does not happen *within* the time for it to happen, either *party* can *rescind*;
29.8.2 if the event involves an approval and an application for the approval is refused, either *party* can *rescind*;
29.8.3 the date for completion becomes the later of the date for completion and 21 days after either *party* *serves* notice of the event happening.
29.9 A *party* cannot *rescind* under clauses 29.7 or 29.8 after the event happens.

30 Manual transaction

30.1 This clause applies if this transaction is to be conducted as a *manual transaction*.

● Transfer

30.2 *Normally*, the purchaser must *serve* the transfer at least 7 days before the date for completion.
30.3 If any information needed for the transfer is not disclosed in this contract, the vendor must *serve* it.
30.4 If the purchaser *serves* a transfer and the transferee is not the purchaser, the purchaser must give the vendor a direction signed by the purchaser personally for that transfer.
30.5 The vendor can require the purchaser to include a covenant or easement in the transfer only if this contract contains the wording of the proposed covenant or easement, and a description of the land burdened and benefited.

● Place for completion

30.6 *Normally*, the *parties* must complete at the completion address, which is –
30.6.1 if a special completion address is stated in this contract - that address; or
30.6.2 if none is stated, but a first mortgagee is disclosed in this contract and the mortgagee would usually discharge the mortgage at a particular place - that place; or
30.6.3 in any other case - the vendor's *solicitor's* address stated in this contract.
30.7 The vendor by reasonable notice can require completion at another place, if it is in NSW, but the vendor must pay the purchaser's additional expenses, including any agency or mortgagee fee.
30.8 If the purchaser requests completion at a place that is not the completion address, and the vendor agrees, the purchaser must pay the vendor's additional expenses, including any agency or mortgagee fee.

● Payments on completion

30.9 On completion the purchaser must pay to the vendor the amounts referred to in clauses 16.5.1 and 16.5.2, by cash (up to $2,000) or *settlement cheque*.
30.10 *Normally*, the vendor can direct the purchaser to produce a *settlement cheque* on completion to pay an amount adjustable under this contract and if so –
30.10.1 the amount is to be treated as if it were paid; and
30.10.2 the *cheque* must be forwarded to the payee immediately after completion (by the purchaser if the *cheque* relates only to the *property* or by the vendor in any other case).
30.11 If the vendor requires more than 5 *settlement cheques*, the vendor must pay $10 for each extra *cheque*.
30.12 If the purchaser must make a *GSTRW payment* the purchaser must –
30.12.1 produce on completion a *settlement cheque* for the *GSTRW payment* payable to the Deputy Commissioner of Taxation;
30.12.2 forward the *settlement cheque* to the payee immediately after completion; and
30.12.3 *serve* evidence of receipt of payment of the *GSTRW payment* and a copy of the settlement date confirmation form submitted to the Australian Taxation Office.
30.13 If the purchaser must pay an *FRCGW remittance*, the purchaser must –
30.13.1 produce on completion a *settlement cheque* for the *FRCGW remittance* payable to the Deputy Commissioner of Taxation;
30.13.2 forward the *settlement cheque* to the payee immediately after completion; and
30.13.3 *serve* evidence of receipt of payment of the *FRCGW remittance*.

31 Foreign Resident Capital Gains Withholding

31.1 This clause applies only if –
31.1.1 the sale is not an excluded transaction within the meaning of s14-215 of Schedule 1 to the *TA Act*; and
31.1.2 a *clearance certificate* in respect of every vendor is not attached to this contract.
31.2 If the vendor *serves* any *clearance certificate* or *variation*, the purchaser does not have to complete earlier than 5 *business days* after that *service* and clause 21.3 does not apply to this provision.
31.3 The purchaser must at least 2 *business days* before the date for completion, *serve* evidence of submission of a purchaser payment notification to the Australian Taxation Office by the purchaser or, if a direction under either clause 4.8 or clause 30.4 has been given, by the transferee named in the transfer the subject of that direction.
31.4 The vendor cannot refuse to complete if the purchaser complies with clause 31.3 and, as applicable, clauses 4.10 or 30.13.
31.5 If the vendor *serves* in respect of every vendor either a *clearance certificate* or a *variation* to 0.00 percent, clauses 31.3 and 31.4 do not apply.

Unit 5026 Bridge Creek Drive, Wollongbar NSW 2065

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

32 Residential off the plan contract

32.1 This clause applies if this contract is an off the plan contract within the meaning of Division 10 of Part 4 of the Conveyancing Act 1919 (the Division).

32.2 No provision of this contract has the effect of excluding, modifying or restricting the operation of the Division.

32.3 If the purchaser makes a claim for compensation under the terms prescribed by sections 4 to 6 of Schedule 3 to the Conveyancing (Sale of Land) Regulation 2022 –

32.3.1 the purchaser cannot make a claim under this contract about the same subject matter, including a claim under clauses 6 or 7; and

32.3.2 the claim for compensation is not a claim under this contract.

Unit 502/9 Brodie Spark Drive, Wolli Creek NSW 2205

BREACH OF COPYRIGHT MAY RESULT IN LEGAL ACTION

SPECIAL CONDITIONS

THESE ARE THE SPECIAL CONDITIONS TO
THE CONTRACT FOR THE SALE AND PURCHASE OF LAND 2026 EDITION
AND FORMS PART OF THE CONTRACT

33. Conflicting provisions

The terms of the printed clauses contained in pages 8 to 21 (clauses 1 to 32) is referred to as the "Standard Condition" of the contract. The terms of the Standard Condition to which these special conditions are annexed shall be read subject to the following additional clauses which forms part of this contract for the sale and purchase of land and are referred to as "Special Conditions". If there is a conflict between the Standard Conditions and these clauses, the Special Conditions shall prevail. The parties agree that should any provision or part provision set out in the following clauses or part clauses be held to be contrary to law, void or unenforceable then such provision shall be severed from this contract and such remaining provisions shall remain in full force and effect.

34. Purchaser's warranties and purchaser's indemnity

34.1 The purchaser has not relied on or been induced to enter into this contract by any representation or warranty, including those concerning the potential or present use or development of the property (made by the vendor, its agent or solicitor).

34.2 The purchaser has relied entirely on its own independent investigations and enquiries about the property in entering into this contract.

34.3 The purchaser has obtained its own independent professional advice on the nature of the property and its permitted uses and the purchaser's rights and obligations under this contract.

34.4 The purchaser acknowledges the terms and conditions stipulated in this contract form the whole of the agreement between the vendor and the purchaser and that no reliance is to be placed on any letter, document or correspondence whether oral or in writing as amending or adding to the terms and conditions stipulated in this contract.

34.5 The purchaser acknowledges that in entering into this contract the vendor has relied on the warranties given by the purchaser in this clause 34.

34.6 The purchaser indemnifies and will keep indemnified the vendor from and against all actions, claims, demands, suits and/or proceedings and any loss, damages, compensation, costs (including solicitor and client costs), charges and expenses to which the vendor shall or may become liable with respect to or arising from or in connection with the breach by the purchaser of the purchaser's obligations under clause 34 of this contract which indemnity shall not merge on completion.

35. Amendment to standard form contract

The Standard Condition of the contract is amended as follows:

35.1 **clause 1.1**: insert the following additional definition:

'*restricted action* means making or asserting any objection, requisition, claim for compensation or adjustment, withholding any money, exercising or purporting to exercise any right to rescind or terminate this Contract, or seeking to delay, defer or prevent Completion;'

35.2 **clause 2.9**:

(a) replace the words 'If each party tells the depositholder that the deposit is to be invested' with 'If this contract says the deposit is to be invested'; and

(b) insert at the end of the clause 'provided this contract is completed, or otherwise to the party entitled to the deposit'.

35.3 **clause 3** is deleted and replaced with 'The vendor does not accept a deposit-bond for the deposit.'

35.4 **clause 4.8** is deleted and replaced with the following clause:

'4.8 If the transferee in any electronic Transfer is not the Purchaser:

4.8.1 the Purchaser must, no later than 5.00 pm at least 5 Business Days before Completion, provide to the Vendor a written direction signed by the Purchaser directing the Transfer to that transferee, in a form satisfactory to the Vendor and any applicable ELNO requirements.

4.8.2 If the Purchaser requests the Transfer to be completed in the name of a nominee or alternative transferee, the Purchaser must pay to the Vendor an administration fee of $500.00 plus GST together with any additional costs, expenses or disbursements reasonably incurred by the Vendor arising from or in connection with that request, which amount shall be adjusted on completion.

4.8.3 The Purchaser remains liable for all obligations under this Contract notwithstanding any such direction. The Vendor is not obliged to accept any direction which may delay Completion or require amendment to the Completion arrangements, and any such direction does not constitute a nomination, assignment or novation of this Contract unless expressly agreed by the Vendor in writing.'

35.5 **clause 5.1**: insert the words 'and they are the only form of requisitions the purchaser may make and clause 5.2 is taken to be deleted' at the end of the clause.

35.6 **clause 7**: delete the entire clause and sub-clauses and replace with the following:

'7.1 The purchaser may make a claim (including a claim under clause 6) before completion only by serving on the vendor:

7.1.1 a written notice specifying the amount claimed;

7.1.2 full particulars of the legal and factual basis of the claim;

7.1.3 all evidence and documents upon which the purchaser relies in support of the claim; and

7.1.4 any claim not made strictly in accordance with this clause is deemed waived.

7.2 The purchaser cannot make any claim which constitutes a restricted action under this contract.

7.3 The vendor may rescind this contract if:

7.3.1 the total amount claimed by the purchaser exceeds 1% of the price;

7.3.2 the vendor serves on the purchaser a notice stating that the vendor intends to rescind this contract unless the purchaser waives the claim or claims; and

7.3.3 the purchaser does not, within 7 days after service of that notice, serve notice waiving the claim or claims.

7.4 If the vendor does not rescind, the parties must complete this contract and, upon completion:

7.4.1 the lesser of:

(a) the total amount claimed by the purchaser; and

(b) 0.5% of the price,

must be retained by the *depositholder* pending resolution of the claim or claims;

7.4.2 the amount retained must be invested in accordance with clause 2.9;

7.4.3 the purchaser is not entitled, in respect of the claim or claims, to recover more than:

(a) the amount claimed in the notice served under clause 7.1; and

(b) if determined by a court of competent jurisdiction, the purchaser's recoverable legal costs;

7.4.4 net interest on the amount retained belongs to the party ultimately entitled to the retained amount in the same proportion; and

7.4.5 If proceedings in respect of the claim or claims are not commenced and served within 21 days after completion, the claim or claims immediately lapse and the retained amount immediately belongs to the vendor.

7.4.6 The purchaser must pay the vendor's reasonable costs, losses, expenses and liabilities arising from or in connection with:

(a) the investigation, assessment, negotiation or dispute of any claim made by the purchaser; and

(b) any proceedings commenced by the purchaser arising from or connected with the claim or claims,

including legal costs on a full indemnity basis.

35.7 **clause 8.1.1**: delete the words 'on reasonable grounds'.

35.8 **clause 8.1.2**: delete the words 'that specifies the requisition and those grounds'.

35.9 **clause 8.2.2 and 8.2.3**: delete the clauses.

35.10 **clause 9.1** is amended by deleting the standard condition and replacing it with "keep or recover an amount equivalent to 10% of the price."

35.11 **clause 10**: delete opening clause and replace with the following:

'The purchaser cannot take any restricted action or make any claim, requisition, objection, rescind or terminate in respect of:'

35.12 **clause 10.1.8**: delete clause and replace 'any easement or restriction on use, the existence of either of which is disclosed in this contract, or any non-compliance with the easement or restriction on use; or'

35.13 **clause 10.1.9**: delete clause and replace with 'anything the existence of which is disclosed in this contract (except a caveat, charge, mortgage, priority notice or writ).'

35.14 **clause 10.3**: the word "*Normally,*" is deleted.

35.15 **clause 12**: insert the following at the end of the clause:

'In this clause certificate does not include a building information certificate or building certificate under any legislation. The purchaser must not apply for a building information certificate or building certificate under any legislation without the prior written consent of the vendor.'.

35.16 **clause 14.1** the word "*Normally,*" is deleted and replaced with the words "*Subject to any conditions excluding any outgoings excluded from the adjustment date"*.

35.17 **clause 14.4**: replace the words 'not adjust surcharge land tax (as defined in the Land Tax Act 1956) but must adjust any other' with the word 'adjust'.

35.18 **clause 14.4.2**: delete the clause replace the clause with:

'by adjusting the amount of land tax determined by applying the average rate of land tax including, if applicable, surcharge land tax (as defined in the Land Tax Act 1956) payable by the vendor or any predecessor in title for the year to the taxable value of the property'.

35.19 **clause 14.8**: delete the clause.

35.20 **clause 16**: insert the following additional clause:

'16.1A Where the property includes personal property subject to a security interest:

16.1A.1 in this clause personal property, secured party and security interest have the same meanings as in the Personal Property Securities Act 2009 (Cth) (PPS Act);

16.1A.2 to pass legal title free of that interest, it is sufficient for the vendor to provide on completion a release in the standard form of the secured party or in any form acceptable for registration on the Personal Property Securities Register (PPSR); and

16.1A.3 no release is required where the personal property has a market value of not more than $5,000 (or such greater amount prescribed under regulations to the PPS Act) and it is to be used for personal, domestic or household purposes (except if it is described by a serial number in the Personal Property Securities Register).

The purchaser warrants that the inclusions are to be used for domestic purposes.';

35.21 **clause 16.4**: replace 'If' with 'If at least 7 days before the date for completion a party serves a certificate (issued under Section 47 of the *Land Tax Management Act 1956* (NSW) and Section 49 of the *Property Tax (First Home Buyer Choice) Act 2022* (NSW)) showing a charge on any of the land, by completion the vendor must do all things and pay all money required so that the charge is no longer effective against the land.'.

35.22 **clause 19**: insert the following additional clause:

'19.3 Despite clause 19.2.3, the purchaser's only remedy for a breach of warranty prescribed by the *Conveyancing (Sale of Land) Regulation 2022* (NSW) is the remedy prescribed by that regulation.'.

35.23 **clause 20.6.4**: insert the words 'provided however that such documents served by post will be deemed received by the other party 2 business days after the date the document is sent by post' at the end of the clause;

35.24 **clause 20.7.2**: insert the words 'and in the case of the vendor the actual cost' at the end of the clause;

35.25 **clause 20**: insert the following additional clause:

'20.18 In this contract, unless the context requires otherwise:

20.18.1 in writing includes any communication sent by letter or email; and

20.18.2 including and similar expressions are not words of limitation.'.

35.26 **clause 23.2.9**: insert the following new bullet points in the definition 'special expenses':

- 'disclosed or referred to in this contract or in any document attached to this contract or otherwise made available to the purchaser before the contract date or obtainable by the purchaser upon reasonable enquiry;
- disclosed in the books and records of the owners corporation available for inspection before the contract date;
- arising from or relating to any matter affecting the property or common property disclosed, referred to, considered, discussed or anticipated in any records, minutes, correspondence, reports or other documents of the owners corporation made available to the purchaser or obtainable by the purchaser upon reasonable enquiry with the owners corporation before completion;
- covered by moneys held in the capital works fund or administrative fund; or
- not determined and levied before the contract date.'

35.27 **clause 23.5.1**: insert the words at the end of the clause

'which includes levies for special expenses payable by instalments, where the adjustment period is the period of the instalments'

35.28 **clause 23.6**: clause 23.6 is deleted and replaced with:

'23.6 If a contribution is not a regular periodic contribution:

23.6.1 the vendor is liable only for contributions (including special expenses) determined and levied before the contract date and payable before completion; and

23.6.2 the purchaser is liable for all other contributions, including contributions:

(a) arising from or relating to actual, contingent, future, anticipated or expected expenditure whether or not formally levied before completion;

(b) relating to defects, repairs, rectification works, capital works or special levies whether or not formally levied before completion;

(c) disclosed or referred to in this contract or in any records, minutes, correspondence, reports or other documents of the owners corporation; or

(d) arising from or relating to any matter affecting the property or common property disclosed, considered, discussed or anticipated in any annual general meeting, extraordinary general meeting, strata committee meeting or other meeting of the owners corporation convened before completion whether or not formally levied before completion.'

35.29 **clause 23.8**:

(a) delete the word "Normally,"; and

(b) insert the words 'take any restricted action or' after the words 'The purchaser cannot'.

35.30 **clause 23.9** is deleted and replaced with:

'23.9 The purchaser may rescind only to the extent required by a non-excludable statutory right.'

35.31 **clause 23.13** is deleted and replaced with:

'23.13 The vendor authorises the purchaser to apply for an information certificate under section 184 of the Strata Schemes Management Act 2015 or section 174 of the Community Land Management Act 2021 for the lot, the scheme or any higher scheme. The purchaser must provide a copy of the information certificate to the vendor promptly upon receipt and at least 7 days before completion. The purchaser must pay all fees and costs relating to the information certificate.'

35.32 **clause 23.14** is deleted.

35.33 **clause 23.17** is deleted.

35.34 **clause 28** is deleted.

35.35 **clause 29** is deleted.

Terms defined in printed form contract

Unless the context requires otherwise, terms defined in clause 1 have the meanings given to them in clause 1 when used (in any form) in these additional clauses even though they are not italicised or capitalised in these additional clauses.

36 Claims by purchaser

It is hereby agreed between the parties that notwithstanding the provisions of clause 7 of this contract any claim shall be deemed to be a *requisition* for the purpose of clause 8 of this contract.

37 Condition and state of repair of property

Subject to section 52A of the *Conveyancing Act 1919* (NSW) and the *Conveyancing (Sale of Land) Regulation 2022* (NSW):

37.1 The Purchaser acknowledges that it is purchasing the Property as a result of its own inspections and enquiries and in the condition and state of repair as at the date of this Contract.

37.2 The Purchaser warrants to the Vendor that it has inspected:

37.2.1 the Property and its surroundings;
37.2.2 the Annexures to this Contract;
37.2.3 the Planning Certificate under Section 10.7(2) and (5) of the *Environmental Planning & Assessment Act 1979* as attached to this contract;
37.2.4 the drainage diagram and service location prints (if applicable); and
37.2.5 all documents attached to this Contract.

37.3 Based on those inspections, and based upon the Purchaser's own enquiries, the Purchaser is satisfied as to the nature, quality, condition and state of repair of the Property and accepts the Property as it is and subject to all defects (latent or patent) and all dilapidation and infestation.

37.4 The Purchaser cannot take any restricted action in respect of:

37.4.1 the neighbourhood in which the Property is located;
37.4.2 the state of repair of the Property and improvements;
37.4.3 the suitability of the Property or improvements for any use including the conduct of a business or any development or redevelopment;
37.4.4 the financial return or income to be derived from the Property;
37.4.5 loss, damage, dilapidation, infestation, mechanical breakdown or reasonable wear and tear which may affect the Property between the date of this Contract and Completion;
37.4.6 there being or not being an easement or other right in respect of a service or the lack of services;
37.4.7 any encroachments by or on the Property;
37.4.8 the roof or surface water drainage being connected to the sewers;
37.4.9 the existence or non-existence of any environmental hazard or contamination disclosed in this Contract or discoverable upon reasonable inspection or enquiry;
37.4.10 any boundary of the Property not being fenced or any fence not being on the correct boundary;
37.4.11 any matter disclosed in this Contract;
37.4.12 the condition or existence or non-existence of services;
37.4.13 any underground or surface stormwater drain passing through or over the Property or any manhole or vent on the Property;
37.4.14 any rainwater downpipe being connected to the sewer;
37.4.15 any failure to comply with the Swimming Pools Act 1992 (NSW); or
37.4.16 whether or not the Property complies with the regulations under the Environmental Planning and Assessment Act 1979 (NSW) relating to the installation of smoke alarms.

37.5 The Purchaser represents and warrants to the Vendor that, because of the Purchaser's own inspection and enquiries, the Purchaser is satisfied about the purpose for which the Property may be used and about all restrictions and prohibitions on its development.

37.6 The Purchaser acknowledges that it is purchasing the Property:

37.6.1 in its present condition and state of repair;
37.6.2 subject to all defects latent and patent;
37.6.3 subject to any infestations and dilapidation;
37.6.4 subject to all existing water, sewerage, drainage and plumbing services and connections in respect of the Property;
37.6.5 subject to any non-compliance, that is disclosed herein, with the Local Government Act 1919 (NSW) or any ordinance under that Act in respect of any building on the land;
37.6.6 subject to the present condition of any chattels or things or improvements included in this Contract subject to fair wear and tear;
37.6.7 subject to any environmental hazard or contamination disclosed in this Contract or discoverable upon reasonable inspection or enquiry; and
37.6.8 subject to all restrictions, easements, and encroachments affecting the Property whether or not apparent on inspection.

37.7 The Purchaser agrees and acknowledges that for the price paid for the land and improvements the Purchaser cannot take any restricted action because of the condition or state of repair or any such faults of the Property.

37.8 The Vendor is not required to clean the Property or remove existing rubbish, materials, debris or other items from the Property prior to Completion.

37.9 The Purchaser acknowledges that no representation, warranty or statement has been made by or on behalf of the Vendor or its agents other than as expressly contained in this Contract, and that the Purchaser has not relied on any representation, warranty or statement not set out herein.

38 Services and Easements

38.1 The Purchaser takes title subject to the existing water, sewerage, drainage, gas, electricity, telephone and other installations, lines, posts, services and connections, if any, servicing the Property or any other property.

38.2 The Purchaser cannot take any restricted action in respect of such installations, lines, posts, services and connections because:

38.2.1 any of them pass through the Property or any other property;
38.2.2 no rights or easements exist in respect of them and none can be obtained; or
38.2.3 of any defects or damage to such installations, lines, posts, services and connections.

38.3 The Purchaser cannot take any restricted action in respect of:

38.3.1 any road, water or sewerage main, underground or surface stormwater drain or gas, electricity or telephone installations, posts, lines, pumps and services passing through, over or under the Property; or
38.3.2 there being a manhole, substation, public letter box, public telephone, traffic safety or guide rails, bus stop, street parking, traffic signs or vent on the Property.

39 Fixtures, Fittings and Inclusions

39.1 The Purchaser acknowledges that the inclusions may include fixtures and fittings.

39.2 The Vendor is not required to maintain or repair any of the inclusions or improvements.

39.3 The Vendor makes no warranty or representation (whether express or implied) concerning the suitability, condition or fitness for any purpose of the inclusions, land and improvements.

39.4 The parties agree that there is no value to be allocated to any of the inclusions.

39.5 The Purchaser will not rescind or terminate this Contract nor make any requisition or claim or delay or seek to delay Completion due to or arising out of any of the matters referred to in this clause 39.

40 Encumbrances

40.1 Subject to any PEXA requirements, the Vendor shall give to the Purchaser on settlement a Memorandum of Discharge of any mortgage and a withdrawal of any caveat and the Purchaser will not require the Vendor to register the said Discharge of Mortgage or Withdrawal of Caveat prior to settlement but will accept the appropriate document on settlement.

40.2 The purchaser hereby irrevocably agrees that the vendor is hereby authorised by the parties to request the vendor's agent/*depositholder* to disburse the deposit or part thereof as required in order to effect the registration of the said Discharge of Mortgage or Withdrawal of Caveat prior to settlement in order that the settlement can proceed in accordance with the contract. The vendor's agent is hereby authorised by the parties to disburse the deposit or part thereof to the vendor's solicitor's law practice trust account and the vendor's solicitor is hereby authorised by the parties to utilise the amounts required through PEXA on settlement to secure the Discharge of Mortgage or Withdrawal of Caveat on settlement.

41 Insolvency etc. of the purchaser

If the purchaser is a company, should the purchaser (or any one of them if there be more than one purchaser) prior to completion:

41.1 resolve to enter into liquidation or provisional liquidation;

41.2 have a summons presented for its winding-up;

41.3 enter into any scheme of arrangement with its creditors under Part 5.1 of the Corporations Act 2001 (Cth); or

41.4 have any liquidator, provisional liquidator, receiver, receiver and manager, controller or administrator appointed in respect of the purchaser or any of its assets,

then, without in any manner negating, limiting or restricting any rights or remedies which would have been available to the vendor at law or in equity had this clause not been included, the vendor may terminate this contract by serving a notice and the provisions of clause 9 will apply.

42 Capacity

42.1 Subject to clause 42.3, without in any way limiting, negating or restricting any rights or remedies which would have been available to either party at law or in equity had this clause not been included, if either party (and if more than one person comprises that first party then any one of them) prior to completion dies or becomes mentally ill, then the other party may rescind this contract by written notice to the first party's solicitor and thereupon this contract will be at an end and the provisions of clause 19 apply.

42.2 The purchaser promises that the purchaser has the legal capacity to enter into this contract.

42.3 Clause 42.1 will not apply if:

42.3.1 the vendor is comprised of more than one person being joint tenants of the property and one of the joint tenants dies prior to completion; and

42.3.2 the surviving joint tenant registers a Notice of Death at NSW Land Registry Services to become the proprietor of the interest of the deceased joint tenant allowing settlement to proceed on the completion date or within 14 days of the date of death of that deceased joint tenant, whichever will be the later date.

43 Notice to complete

43.1 In the event of the Purchaser failing to complete this contract by 5:00 pm on the date for completion, then the Purchaser shall be deemed to be in default and the Vendor shall be entitled at any time thereafter to serve a notice to complete requiring the Purchaser to complete within fourteen (14) days from the date of service of the notice, which period is considered reasonable by both parties. For the purpose of this contract, such notice to complete shall be deemed both at law and in equity sufficient to make time of the essence of this contract.

43.2 In the event the vendor serves a notice to complete pursuant to this clause, the vendor reserves the right to:

43.2.1 withdraw the notice; and

43.2.2 issue further notices to complete.

44 Late completion

44.1 In the event completion does not take place on the nominated date and time for completion, then, in addition to any other sums payable under this contract and without prejudice to the Vendor's rights under the contract, the Purchaser shall pay to the Vendor:

44.1.1 interest on the balance of the purchase price at the rate of 10% per annum calculated on daily rests from the nominated date for completion until and including the actual date of completion (both dates inclusive) such amount to be paid as an adjustment in favour of the Vendor on actual completion; and

44.1.2 the sum of Six Hundred and Sixty Dollars ($660.00) for legal costs incurred by the vendor for the vendor's solicitor to issue a notice to complete pursuant to clause 43.

44.2 The interest and legal costs payable pursuant to this clause are a genuine pre-estimate of the Vendor's loss because of the Purchaser's failure to complete in accordance with this contract. It is an essential term of the Contract and the Purchaser is not entitled to require the Vendor to complete unless such interests and costs are paid. Nothing in this clause shall affect the vendor's rights and remedies set out in clause 9 in the event the purchaser defaults. For the avoidance of doubt, the interest and legal costs referred to in this clause is limited to the calculation for loss and damage suffered as a consequence of the delay in settlement for the duration set out in the notice to complete.

45 Agent

The Purchaser warrants that he was not introduced to the Vendor or the property by or through the medium of any real estate agent or any employee of any real estate agent or any person having any connection with a real estate agent who may be entitled to claim commission as a result of this sale other than the Vendors agent, if any, referred to in this contract AND the Purchaser agrees that he will at all times indemnify and

keep indemnified the Vendor from and against any claim whatsoever for commission which may be made by any real estate agent or other person arising out of or in connection with the Purchasers breach of this warranty AND it is hereby agreed and declared that this clause shall not merge in the transfer upon completion or be extinguished by completion of this contract and shall continue in full force and effect not withstanding completion.

46 Smoke alarms

The property has smoke alarms installed in accordance with the Environmental Planning and Assessment Act 1979. The Purchaser agrees that on settlement the Purchaser will maintain the smoke alarm by appointing a licenced trades person to maintain the smoke alarm and replace the battery in the smoke alarm immediately after settlement. The purchaser acknowledges responsibility for ongoing compliance after completion.

47 Swimming pool

Should a swimming pool be situated on the subject property then the Purchaser accepts the swimming pool, its surrounds and any fencing in their present condition and state of repair and will not be entitled to make any objection, requisition or claim for compensation in relation thereto. In particular, notwithstanding any notices that may be issued from any competent authority, the Purchaser shall not be entitled to require any rectification work to be carried out to any existing pool fence or the construction of any pool fence if no pool fence is in existence. The Purchaser shall be obliged to comply with any notice relating to pool fencing or associated matters and upon settlement shall take all steps to ensure that the pool complies with the relevant authorities regulations. A certificate from the relevant authorities in respect of the swimming pool if required is attached.

48 Deed of guarantee

If the Purchaser is a corporation (other than a corporation listed on any Australia Stock Exchange) the Directors of the Purchaser company agrees to execute the Deed of Guarantee annexed hereto. The Purchaser shall with the execution of this Contract forward to the Vendor a Australian Securities & Investments Commission (ASIC) Current Company Extract of the Purchaser from the ASIC register setting out the current company extract of information together with certified copies of the Directors of the Purchaser photo identification document.

49 Deposit bond

The Vendor does not accept payment of the deposit by way of a deposit bond.

50 Finance to complete purchase

Where Purchaser requires finance:

50.1 The Purchaser confirms and warrants to the Vendor that the Purchaser has at the date hereof obtained approval for credit to finance the purchase of the property the subject of this contract on terms which are reasonable to and accepted by the Purchaser.

50.2 The Purchaser has obtained legal and financial advice on the term of the finance and warrant that the Purchaser has sufficient finance to complete the purchase of the Property.

51 FIRB approval

The purchaser warrants to the vendor that if it is a “foreign corporation” or a “foreign person” as defined in the Foreign Acquisition and Takeovers Act 1975 (Cth), it has obtained any approval required under the Foreign Acquisitions and Takeovers Act 1975 (Cth) in accordance with the provisions of the Foreign

Acquisition and Takeovers Act 1975 (Cth) to its purchase of the property. The purchaser hereby indemnifies and holds indemnified the vendor against all liability, penalties, fines, legal costs, claims, loss, damage and expenses which the vendor may suffer or incur as a direct or indirect consequence of a breach of this warranty.

52 Release of deposit for payment of a deposit and transfer duty

The Purchasers agree and acknowledge that by their execution of this contract they irrevocably authorize the Vendor's agent to release to the Vendors such part of the deposit moneys as the Vendors or vendor's related entitles shall require to use for the purpose of a deposit and/or stamp duty on any piece of real estate that the Vendors negotiate to purchase between the date hereof and the date of settlement hereof.

53 Alterations to this contract

Each party authorizes his solicitor or any employee or agent of such solicitor to make alterations, additions or amendments to this contract (including the addition of annexures to the contract) after the signing of this contract up until the date of exchange of this contract as agent for that party. Any such alteration, addition or amendment shall be binding upon the party whose solicitor or employee or agent of such solicitor effected such alteration, addition or amendment.

54 Adjustments

The parties agree to adjust all usual outgoings and all amounts under the contract on completion, but if any amount is incorrectly calculated, overlooked or an error is made in such calculations, the parties agree to correct such error and to reimburse each other accordingly after completion. This clause shall not merge on completion.

55 Building certificate and survey reports

The Purchaser warrants that if the purchaser requires, the Purchaser has obtained or will be obtaining building, pest and survey reports in respect of the property and are aware of any adverse affectations revealed by those reports and purchased the property subject to such information contained in those reports. The Purchaser agrees not to require the Vendor to furnish a building certificate or survey report. Any such report if required by the Purchaser shall be applied for at the Purchaser's own cost and expense. This contract is not conditional upon obtaining any such building certificates, survey reports or building, pest and survey reports.

In the event a copy of a survey report is included with an accompanying plan prepared by a Surveyor for the property (Survey Report), the vendor does not warrant the currency, accuracy or completeness of the Survey Report. The purchaser cannot take any restricted action in respect of anything disclosed in the Survey Report. The vendor is not required to hand over on completion the original Survey Report if it is not in the possession of the vendor

56 Deposit payable during cooling off period

56.1 If a cooling off period applies to this contract, the purchaser may pay the deposit to the depositholder in instalments as follows:

56.1.1 on or before the date of this contract, an amount equal to 0.25% of the price; and

56.1.2 the balance of the deposit payable under this contract no later than 5.00 pm on:

(a) in the case of an off the plan contract, the tenth business day after the contract date; or

(b) in any other case, the fifth business day after the contract date.

56.2 If the vendor agrees in writing before exchange to accept less than a 10% deposit pursuant to clause 57:

56.2.1 the purchaser must pay the balance of the reduced deposit by the time required under clause 56.1.2; and

56.2.2 the balance of the 10% deposit:

(a) must be paid on completion; or

(b) if this contract is terminated arising from the purchaser's default, immediately becomes due and payable to the vendor as a debt recoverable by the vendor together with interest at the rate prescribed under this contract from the date of default until payment; or

(c) if the vendor obtains an order for specific performance of this contract, must be paid together with interest at the rate prescribed under this contract from the date upon which the balance of the deposit would otherwise have been payable until payment.

56.3 Time for payment under this clause is essential.

57 Exchange on less than 10% deposit

Although a full 10% deposit is payable by the Purchaser, subject to the Vendor's agreement obtained in writing prior to the exchange of contracts, the Vendor may allow the Purchaser to exchange the contract on the basis that only part of the deposit is paid at the time of exchange being 5% of the purchase price. The balance of the deposit must be paid by the Purchaser to the deposit holder as soon as possible as an earnest that the full price will be paid on completion. The full earnest of 10% of the price will be forfeited in the event that the Purchaser fails to complete in accordance with the terms hereof. The Purchaser agrees that in the event this contract is terminated in accordance with Clause 9, the Purchaser is obligated to make payment of amounts exceeding the partial deposit of 5% paid pursuant to this clause.

58 Cooling off period extension request

If a cooling off period applies to this contract and a request is made by the Purchaser to extend the cooling off period, the cooling off period may be extended by the vendor at the vendor's full discretion. If the vendor agrees to extend the cooling off period, the purchaser agrees to pay the vendor's costs of $220.00 inclusive of GST to take instructions from the vendor and carry out its instructions in granting the extension of the cooling off period. This clause also applies to any requests made to extend a condition precedent or condition subsequent in the contract where applicable.

59 Delay in settlement

In addition to any sums required to be paid under this Contract, the Purchaser will pay to the Vendor the sum of $550.00 for the Vendor's solicitor's legal fees and disbursement for organising changes to the settlement date if settlement fails to proceed on the scheduled completion date. The Vendor's solicitor's legal fees and disbursements incurred represents the fees and disbursements charged on a fixed fee basis to prepare updated settlement adjustment statements, rebook settlement with the discharging mortgagee (if applicable), monitoring settlement on the PEXA or any other Electronic Lodgment Network Operator (ELNO), updating settlement figures on the PEXA or ELNO, ensuring that the new settlement figures reconcile and arranging for the Vendor's solicitor to sign off for settlement to proceed. This fee and disbursements payable under this clause is chargeable for each and every booked settlement date which is scheduled and which does not proceed. The fees and disbursements under this clause is calculated to reimburse the Vendor for the work carried out by the Vendor's solicitor as a result of the default by the

Purchaser failing to proceed on each scheduled settlement date. To avoid any doubt, this fee applicable notwithstanding a notice to complete is not issued.

60 Replies to requisitions

60.1 The purchaser acknowledges that no further requisitions can be made in respect of the property or title and cannot take any restricted action in respect of the replies to requisitions in response to the form of requisitions attached to this contract. The vendor warrants that the replies to requisition attached as made as at the date of the contract.

60.2 The purchaser acknowledges that all replies are provided in good faith for information only and without warranty.

60.3 The purchaser relies solely on its own investigations and not on any representation or warranty by the Vendor except as expressly stated in the Contract.

60.4 These replies are given without prejudice and subject to the terms of the Contract.

61 GST

Notwithstanding any other provisions contained in this contract to the contrary, in the event the Australian Tax Office shall at any time determine that this contract is subject to GST payable by the vendor, the purchaser shall upon receipt of notice thereof pay to the vendor the sum equivalent to an amount as determined by the Australian Tax Office as representing the GST payable. The vendor shall forward a tax invoice to the purchaser if this clause applies. It is hereby agreed and declared that this clause shall not merge in the transfer upon completion or be extinguished by completion of this contract and shall continue in full force and effect not withstanding completion. This clause does not apply for existing residential property as determined by the Australian Tax Office.

62 Auction

In the event the property is sold by way of auction, the additional terms set out in the "Conditions of sale of land by auction" shall apply.

63 Sewer Diagram and Service Location Print

The vendor makes no warranties in relation to the Sewer Diagram or Service Location Print (where attached) and the purchaser cannot take any restricted action in respect the Sewer Diagram or Service Location Print (where attached). In the event a Sewer Diagram is not available and a letter from Sydney Water is attached to this contract confirming the unavailability of the Sewer Diagram, the purchaser agrees to accept the property subject to this condition and cannot take any restricted action in respect of the unavailability of Sewer Diagram

64 Home Building Act 1989 (NSW)

If applicable where a Certificate of insurance under the Home Building Act 1989 (NSW) with respect to the property is attached to this contract or a policy is valid and/or continuing under the Home Building Act 1989 (NSW) as reflected in public records, the purchaser cannot make a claim or requisition or rescind or terminate in relation to or by reason of anything disclosed in the Certificate of insurance.

65 Tenancy – residential

This clause applies only if the property is sold "subject to existing tenancies".

65.1 The property is sold subject to the Residential Tenancy Agreement (Agreement) a copy of which is annexed to this contract.

65.2 The purchaser has satisfied itself about the existing tenancy and cannot make a claim or requisition or rescind or terminate in respect of it.

65.3 The vendor does not promise that the Agreement will be in force at the completion date.

65.4 The purchaser cannot make a claim or requisition or rescind or terminate because the tenant vacates the premises occupied by it at the contract date before completion:

65.4.1 on expiry of the Agreement;
65.4.2 following lawful termination of the tenancy by the tenant or by the vendor with the purchaser's consent;
65.4.3 by abandoning the premises in repudiation of the Agreement.

65.5 The vendor will not grant any new Agreement in respect of any part of the property which is vacant at the contract date or which has become vacant before completion, except with the prior written consent of the purchaser which is not to be unreasonably withheld.

65.6 Excluded from the sale are any Tenants' fixtures and fittings and the purchaser acknowledges that it relies entirely on its own inquiries in identifying them and cannot make a claim or requisition or rescind or terminate in relation to such items.

65.7 The vendor will be entitled to call upon the Rental Bond in satisfaction of any amount owing to the vendor and in that event:

65.7.1 the vendor will notify the purchaser of the amount due to the vendor and the amount claimed by the vendor from the Rental Bond; and
65.7.2 the purchaser cannot make a claim or requisition or rescind or terminate.

65.8 Clause 24.3 of this contract is deleted.

65.9 Notwithstanding clause 14 of this contract, when adjusting the rent the vendor will be entitled to deduct any fees and disbursements that the vendor has paid to the managing agent for collection of the rent for the whole of the period to the which the rent payment relates.

65.10 On completion, the vendor authorises the managing agent to give to the purchaser:

65.10.1 a notice addressed to the tenant advising it of the sale in accordance with Section 24 of the Residential Tenancies Act 2010 (NSW) which the purchaser will serve on the tenant promptly after completion; and

65.10.2 Transfer of Bond form.

GUARANTEE

66 Guarantee

66.1 This clause applies if the purchaser is a corporation but does not apply to a corporation listed on an Australian Stock Exchange. This clause is an essential term of this contract.

66.2 The word guarantor means each director of the purchaser as at the date of this contract.

66.3 If each director of the purchaser has not signed this contract as a guarantor, the vendor may terminate this contract by serving a notice, but only within 14 days after the contract date. In the event a notice is issued pursuant to this clause, the purchaser shall pay the vendor the sum of $660 as legal costs for the issuance of the notice.

66.4 In consideration of the vendor entering into this contract at the guarantor's request, the guarantor guarantees to the vendor:

66.4.1 payment of all money payable by the purchaser under this contract;
66.4.2 and the performance of all of the purchaser's other obligations under this contract.

66.5 The guarantor:

66.5.1 indemnifies the vendor against any claim, action, loss, damage, cost, liability, expense or payment incurred by the vendor in connection with or arising from any breach or default by the purchaser of its obligations under this contract; and

66.5.2 must pay on demand any money due to the vendor under this indemnity.

66.6 The guarantor is jointly and separately liable with the purchaser to the vendor for:

66.6.1 the performance by the purchaser of its obligations under this contract; and
66.6.2 any damage incurred by the vendor as a result of the purchaser's failure to perform its obligations under this contract or the termination of this contract by the vendor.

66.7 The guarantor must pay to the vendor on written demand by the vendor all expenses incurred by the vendor in respect of the vendor's exercise or attempted exercise of any right under this clause.

66.8 If the vendor assigns or transfers the benefit of this contract, the transferee receives the benefit of the guarantor's obligations under this clause.

66.9 The guarantor's obligations under this clause are not released, discharged or otherwise affected by:

66.9.1 the granting of any time, waiver, covenant not to sue or other indulgence;

66.9.2 the release or discharge of any person;

66.9.3 an arrangement, composition or compromise entered into by the vendor, the purchaser, the guarantor or any other person;

66.9.4 any moratorium or other suspension of the right, power, authority, discretion or remedy conferred on the vendor by this contract, a statute, a Court or otherwise;

66.9.5 payment to the vendor, including payment which at or after the payment date is illegal, void, voidable, avoided or unenforceable; or

66.9.6 the winding up of the purchaser.

66.10 The deed constituted by this clause binds each party who signs it even if other parties do not, or if the execution by other parties is defective, void or voidable.

66.11 This clause binds the guarantor and the executors, administrators and assigns of the guarantor.

66.12 This clause operates as a deed between the vendor and the guarantor.

EXECUTED as a Deed.

SIGNED SEALED & DELIVERED by _____

in the presence of:

_____ _____

Signature of Witness Signature of guarantor

_____

Name of Witness

_____

Address of Witness

SIGNED SEALED & DELIVERED by _____

in the presence of:

_____ _____

Signature of Witness Signature of guarantor

_____

Name of Witness

_____

Address of Witness

CONDITIONS OF SALE OF LAND BY AUCTION

67 Conditions of sale of land by Auction

If the property is or is intended to be sold at auction the following conditions will apply:

Bidders record means the bidders record to be kept pursuant to clause 13 of the Property, Stock and Business Agents Regulation 2014 and section 68 of the Property, Stock and Business Agents Act 2002:

67.1 The following conditions are prescribed as applicable to and in respect of the sale by auction of land or livestock:

67.1.1 The vendor's reserve price must be given in writing to the auctioneer before the auction commences;
67.1.2 A bid for the vendor cannot be made unless the auctioneer has, before the commencement of the auction, announced clearly and precisely the number of bids that may be made by or on behalf of the vendor;
67.1.3 The highest bidder is the purchaser, subject to any reserve price;
67.1.4 In the event of a disputed bid, the auctioneer is the sole arbitrator and the auctioneer's decision is final;
67.1.5 The auctioneer may refuse to accept any bid that, in the auctioneer's opinion, is not in the best interests of the vendor;
67.1.6 A bidder is taken to be a principal unless, before bidding, the bidder has given to the auctioneer a copy of a written authority to bid for or on behalf of another person;
67.1.7 A bid cannot be made or accepted after the fall of the hammer;
67.1.8 As soon as practicable after the fall of the hammer the purchaser is to sign the agreement (if any) for sale.

67.2 The following conditions, in addition to those prescribed by subclause 1, are prescribed as applicable to and in respect of the sale by auction of residential property or rural land:

67.2.1 All bidders must be registered in the bidders record and display an identifying number when making a bid;
67.2.2 Subject to subclause 3, the auctioneer may make only one vendor bid at an auction for the sale of residential property or rural land and no other vendor bid may be made by the auctioneer or any other person; and
67.2.3 Immediately before making a vendor bid the auctioneer must announce that the bid is made on behalf of the seller or announces 'vendor bid'.

67.3 The following conditions, in addition to those prescribed by subclauses 1 and 2 are prescribed as applicable to and in respect of the sale by auction of co-owned residential property or rural land or the sale of such land by a seller as executor or administrator:

67.3.1 More than one vendor bid may be made to purchase interest of a co-owner;
67.3.2 A bid by or on behalf of an executor or administrator may be made to purchase in that capacity;
67.3.3 Before the commencement of the auction, the auctioneer must announce that bids to purchase the interest of another co-owner or to purchase as executor or administrator may be made by or on behalf of the seller;
67.3.4 Before the commencement of the auction, the auctioneer must announce the bidder registration number of any co-owner, executor or administrator or any person registered to bid on behalf of any co-owner, executor or administrator.

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 34/SP97305

SEARCH DATE	TIME	EDITION NO	DATE
3/6/2026	10:55 AM	2	20/11/2018

LAND

LOT 34 IN STRATA PLAN 97305
AT WOLLI CREEK
LOCAL GOVERNMENT AREA BAYSIDE

FIRST SCHEDULE

FEI CAI (T AN867351)

SECOND SCHEDULE (2 NOTIFICATIONS)

1 INTERESTS RECORDED ON REGISTER FOLIO CP/SP97305
2 AN867352 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:00 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

LAND REGISTRY SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305

SEARCH DATE	TIME	EDITION NO	DATE
3/6/2026	10:55 AM	6	29/8/2024

LAND

THE COMMON PROPERTY IN THE STRATA SCHEME BASED ON STRATA PLAN 97305 WITHIN THE PARCEL SHOWN IN THE TITLE DIAGRAM

AT WOLLI CREEK
LOCAL GOVERNMENT AREA BAYSIDE
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM SP97305

FIRST SCHEDULE

THE OWNERS - STRATA PLAN NO. 97305
ADDRESS FOR SERVICE OF DOCUMENTS:
THE OWNERS - STRATA PLAN NO. 97305
C/- STRATA PLUS PTY LTD
PO BOX H181
ROYAL EXCHANGE NSW 1225

SECOND SCHEDULE (123 NOTIFICATIONS)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
2 THE LAND ABOVE DESCRIBED IS LIMITED IN STRATUM IN THE MANNER DESCRIBED IN DP1238769
3 8755040 HERITAGE AGREEMENT PURSUANT TO S.43 HERITAGE ACT 1977
4 DP1019205 RESTRICTION(S) ON THE USE OF LAND (A) REFERRED TO AND NUMBERED (1) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN2) IN THE TITLE DIAGRAM
5 DP1019205 RESTRICTION(S) ON THE USE OF LAND (J) REFERRED TO AND NUMBERED (9) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) DESIGNATED (BN2) IN THE TITLE DIAGRAM
6 DP1019205 EASEMENT FOR SUPPORT (B) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN2) IN THE TITLE DIAGRAM
7 DP1019205 EASEMENT FOR SERVICES (C) (LIMITED IN STRATUM) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN2) IN THE TITLE DIAGRAM
8 DP1019205 EASEMENT FOR SUPPORT OF SERVICES (D) AFFECTING THE PART(S) SHOWN SO BURDENED (BN2) IN THE TITLE DIAGRAM
9 DP1019205 EASEMENT FOR NOISE AND VIBRATIONS (E) AFFECTING THE PART(S) SHOWN SO BURDENED (BN2) IN THE TITLE DIAGRAM

10 DP1019205 EASEMENT FOR ELECTROLYSIS (F) AFFECTING THE PART(S) SHOWN SO BURDENED (BN2) IN THE TITLE DIAGRAM

END OF PAGE 1 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 2

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

11 DP1019205 EASEMENT FOR EMISSION OF SMOKE (G) AFFECTING THE PART(S) SHOWN SO BURDENED (BN2) IN THE TITLE DIAGRAM
12 DP1043061 EASEMENT FOR EARTH BUND VARIABLE WIDTH (BM) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
13 DP1043061 RESTRICTION(S) ON THE USE OF LAND (BA) REFERRED TO AND NUMBERED (1) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM
14 DP1043061 EASEMENT FOR EARTH BUND VARIABLE WIDTH (DA) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
15 DP1043061 RESTRICTION(S) ON THE USE OF LAND (BB) REFERRED TO AND NUMBERED (2) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM
16 DP1043061 EASEMENT FOR SUPPORT (BC) REFERRED TO AND NUMBERED (3) IN THE S.88B INSTRUMENT APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM
17 DP1043061 EASEMENT FOR SERVICES (BD) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM
18 DP1043061 EASEMENT FOR SUPPORT OF SERVICES (BE) REFERRED TO AND NUMBERED (5) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN3) IN THE TITLE DIAGRAM
19 DP1043061 EASEMENT FOR SUPPORT OF SERVICES (BF) REFERRED TO AND NUMBERED (6) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN3) IN THE TITLE DIAGRAM
20 DP1043061 EASEMENT FOR NOISE AND VIBRATIONS (BG) REFERRED TO AND NUMBERED (7) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM
21 DP1043061 EASEMENT FOR NOISE AND VIBRATIONS (BH) REFERRED TO

AND NUMBERED (8) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

22 DP1043061 EASEMENT FOR ELECTROLYSIS (BI) REFERRED TO AND NUMBERED (9) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

23 DP1043061 EASEMENT FOR ELECTROLYSIS (BJ) REFERRED TO AND NUMBERED (10) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

24 DP1043061 EASEMENT FOR EMISSION OF SMOKE (BK) REFERRED TO AND NUMBERED (11) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

25 DP1043061 EASEMENT FOR EMISSION OF SMOKE (BL) REFERRED TO AND

END OF PAGE 2 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025

Hazlett INFORMATION SERVICES

704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 3

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

NUMBERED (12) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

26 DP1043061 RESTRICTION(S) ON THE USE OF LAND (BN) REFERRED TO AND NUMBERED (15) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

27 DP1043061 RESTRICTION(S) ON THE USE OF LAND (DB) REFERRED TO AND NUMBERED (16) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

28 DP1043061 EASEMENT FOR EMERGENCY EGRESS (BO) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

29 DP1043061 RESTRICTION(S) ON THE USE OF LAND (BP) REFERRED TO AND NUMBERED (18) IN THE S.88B INSTRUMENT AFFECTING

THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

30 DP1043061 RESTRICTION(S) ON THE USE OF LAND (DC) REFERRED TO AND NUMBERED (19) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

31 DP1043061 EASEMENT FOR SUPPORT OF SERVICES (BR) REFERRED TO AND NUMBERED (22) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN3) IN THE TITLE DIAGRAM

32 DP1043061 EASEMENT FOR SUPPORT OF SERVICES (DE) REFERRED TO AND NUMBERED (23) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN3) IN THE TITLE DIAGRAM

33 DP1043061 EASEMENT FOR SUPPORT (BS) REFERRED TO AND NUMBERED (24) IN THE S.88B INSTRUMENT APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM

34 DP1043061 EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH (BV) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM

35 DP1043061 EASEMENT FOR VENTILATION (CC) REFERRED TO AND NUMBERED (31) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN3) IN THE TITLE DIAGRAM

36 DP1043061 EASEMENT FOR VENTILATION (DH) REFERRED TO AND NUMBERED (32) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN3) IN THE TITLE DIAGRAM

37 DP1043061 EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH (CF) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM

38 DP1043061 EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH (CG) REFERRED TO AND NUMBERED (38) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED IN

END OF PAGE 3 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025

Hazlett INFORMATION SERVICES

704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 4

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

THE TITLE DIAGRAM

39 DP1043061 EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE

WIDTH (DK) REFERRED TO AND NUMBERED (39) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

40 DP1043061 EASEMENT FOR MUTUAL SUPPORT 0.4 METRE(S) WIDE (CH) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM

41 DP1043061 EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 METRE(S) WIDE (CI) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN1) IN THE TITLE DIAGRAM

42 DP1043061 RESTRICTION(S) ON THE USE OF LAND (DM) REFERRED TO AND NUMBERED (44) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

43 9232492 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919) (RE) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

44 9232493 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919) (RE) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

45 9232494 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919) (RE) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

46 9232495 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919) (RE) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

47 9232496 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919) (RE) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM.

48 9232497 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919) (RE) AFFECTING THE PART(S) SHOWN SO BURDENED (BN1) AND (BN3) IN THE TITLE DIAGRAM

49 DP1084509 POSITIVE COVENANT REFERRED TO AND NUMBERED (17) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED (AN5) IN THE TITLE DIAGRAM

AN278474 VARIATION

50 DP1084509 EASEMENT FOR ACCESS TO AND USE OF SWIMMING POOL AND GYM VARIABLE WIDTH (LIMITED IN STRATUM) (EM) APPURTENANT TO THE LAND ABOVE DESCRIBED

51 DP1151381 EASEMENT FOR SUPPORT OF STRUCTURAL PILES 2 WIDE & VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM

52 DP1151381 EASEMENT FOR SUPPORT OF STRUCTURAL BEAMS VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE PART(S)

END OF PAGE 4 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 5

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
53 DP1161708 EASEMENT FOR ACCESS AND CONSTRUCTION AND SPECIFIED SERVICES APPURTENANT TO THE LAND ABOVE DESCRIBED
AI838457 VARIATION OF EASEMENT DP1161708 TERMS VARIED
54 DP1161708 EASEMENT FOR SERVICES VARIABLE WIDTH (LIMITED IN STRATUM) (GN2) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
55 DP1161708 EASEMENT FOR ACCESS VARIABLE WIDTH (LIMITED IN STRATUM) (GN1) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
56 DP1172312 EASEMENT FOR CONSTRUCTION, ACCESS AND SERVICES APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
DP1192909 EASEMENT RELEASED IN SO FAR AS IT AFFECTS LOTS 504, 507, 510 IN DP1172312 & LOT 514 IN DP1191045
57 DP1172312 EASEMENT FOR SUPPORT AND SHELTER APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
DP1192909 EASEMENT RELEASED IN SO FAR AS IT AFFECTS LOTS 504, 507, 510 IN DP1172312 & LOT 514 IN DP1191045
58 DP1172312 EASEMENT FOR SERVICES APPURTENANT TO THE PART(S) SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
DP1192909 EASEMENT RELEASED IN SO FAR AS IT AFFECTS LOTS 504, 507, 510 IN DP1172312 & LOT 514 IN DP1191045
59 DP1191045 EASEMENT FOR DRAINAGE APPURTENANT TO THE PART(S) OF THE LAND SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
60 DP1191045 EASEMENT FOR SERVICES APPURTENANT TO THE PART(S) OF THE LAND SHOWN SO BENEFITED (AN5) IN THE TITLE DIAGRAM
61 DP1192909 EASEMENT FOR SUPPORT AND SHELTER AFFECTING THE WHOLE OF THE LAND ABOVE DESCRIBED
62 DP1192909 EASEMENT FOR SUPPORT AND SHELTER APPURTENANT TO THE LAND ABOVE DESCRIBED
63 DP1192909 EASEMENT FOR SERVICES AFFECTING THE THE WHOLE OF THE LAND ABOVE DESCRIBED
64 DP1192909 EASEMENT FOR SERVICES APPURTENANT TO THE LAND ABOVE DESCRIBED
65 DP1192909 EASEMENT FOR ACCESS CONSTRUCTION AND SPECIFIED SERVICES AFFECTING THE THE WHOLE OF THE LAND ABOVE DESCRIBED
66 DP1192909 EASEMENT FOR ACCESS CONSTRUCTION AND SPECIFIED SERVICES APPURTENANT TO THE LAND ABOVE DESCRIBED
67 DP1192909 EASEMENT FOR ACCESS TO SHARED FACILITIES AFFECTING THE THE WHOLE OF THE LAND ABOVE DESCRIBED
68 DP1192909 EASEMENT FOR ACCESS TO SHARED FACILITIES APPURTENANT TO THE LAND ABOVE DESCRIBED
69 DP1192909 EASEMENT TO USE FIRE STAIRS AFFECTING THE THE WHOLE OF THE LAND ABOVE DESCRIBED

END OF PAGE 5 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in

accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 6

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

70 DP1192909 EASEMENT TO USE FIRE STAIRS APPURTENANT TO THE LAND ABOVE DESCRIBED
71 DP1192909 EASEMENT FOR ACCESS 6 METRE(S) WIDE AND VARIABLE (N1) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
72 DP1192909 EASEMENT FOR SERVICES 7.535 AND 12.5 METRE(S) WIDE AND VARIABLE (LIMITED IN STRATUM) (N3) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM
73 DP1192909 EASEMENT FOR ACCESS VARIABLE WIDTH (LIMITED IN STRATUM) (N4) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
74 DP1192909 EASEMENT FOR ACCESS VARIABLE WIDTH (LIMITED IN STRATUM) (N4) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM
75 DP1192909 EASEMENT FOR ACCESS VARIABLE WIDTH (JBA) APPURTENANT TO THE LAND ABOVE DESCRIBED
76 DP1192909 EASEMENT FOR SERVICES VARIABLE WIDTH (LIMITED IN STRATUM) (GN3A) APPURTENANT TO THE LAND ABOVE DESCRIBED
77 DP1192909 EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 2 AND 3.3 METRE(S) WIDE AND VARIABLE (LIMITED IN STRATUM) (N9) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
78 DP1192906 EASEMENT FOR ACCESS LIMITED IN STRATUM 6.6 AND 6.62 METRE(S) WIDE AND VARIABLE (JB) APPURTENANT TO THE LAND ABOVE DESCRIBED
79 DP1192906 EASEMENT FOR PUBLIC ACCESS AND VISITOR PARKING LIMITED IN STRATUM 53.585 METRE(S) WIDE AND VARIABLE (JK) APPURTENANT TO THE LAND ABOVE DESCRIBED
80 DP1192906 EASEMENT FOR SERVICES LIMITED IN STRATUM VARIABLE WIDTH (GN3) APPURTENANT TO THE LAND ABOVE DESCRIBED
81 DP1192906 EASEMENT FOR SERVICES REFERRED TO AND NUMBERED (29) IN THE S.88B INSTRUMENT APPURTENANT TO THE LAND ABOVE DESCRIBED
82 DP270821 RIGHT OF CARRIAGEWAY 5 METRE(S) WIDE AND VARIABLE (MS) APPURTENANT TO THE LAND ABOVE DESCRIBED (DOC.1)
83 DP1196351 EASEMENT FOR SUPPORT OF ENCROACHING STRUCTURAL PILES AND BEAMS VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE LAND ABOVE DESCRIBED
84 DP1203156 EASEMENT FOR WATER SUPPLY PURPOSES 3 METRE(S) WIDE (LIMITED IN STRATUM) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

85 DP1203156 EASEMENT FOR ACCESS AND DRAINAGE PURPOSES 13.5 METRE(S) WIDE AND VARIABLE (LIMITED IN STRATUM) (N13) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
86 DP1203156 POSITIVE COVENANT AFFECTING THE PART(S) SHOWN SO

END OF PAGE 6 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 7

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

BURDENED IN THE TITLE DIAGRAM
87 DP1216129 EASEMENT FOR DRAINAGE 2 AND 3 METRE(S) WIDE (LIMITED IN STRATUM) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
88 DP1217544 EASEMENT FOR SERVICES (P3) VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM
89 DP1219922 EASEMENT FOR WATER SUPPLY PURPOSES 3 METRE(S) WIDE LIMITED IN STRATUM AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
90 DP1219922 EASEMENT FOR ACCESS AND DRAINAGE PURPOSES VARIABLE WIDTH LIMITED IN STRATUM AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
91 DP1219922 POSITIVE COVENANT
92 DP1235269 EASEMENT FOR FIRE, LIGHT AND VENTILATION VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM
93 DP1242191 EASEMENT FOR SUPPORT OF ENCROACHING STRUCTURES VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE LAND ABOVE DESCRIBED
94 DP1217544 EASEMENT FOR SUPPORT AND SHELTER AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
95 DP1217544 EASEMENT FOR SUPPORT AND SHELTER APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM
96 DP1217544 EASEMENT FOR SERVICES AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
97 DP1217544 EASEMENT FOR SERVICES APPURTENANT TO THE PART(S)

SHOWN SO BENEFITED IN THE TITLE DIAGRAM
98 DP1217544 POSITIVE COVENANT REFERRED TO AND NUMBERED (7) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
99 DP1217544 POSITIVE COVENANT REFERRED TO AND NUMBERED (8) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
100 DP1217544 POSITIVE COVENANT REFERRED TO AND NUMBERED (9) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
101 DP1238769 EASEMENT FOR SUPPORT AND SHELTER AFFECTING THE WHOLE OF THE LAND ABOVE DESCRIBED
102 DP1238769 EASEMENT FOR SUPPORT AND SHELTER APPURTENANT TO THE LAND ABOVE DESCRIBED
103 DP1238769 EASEMENT FOR SERVICES AFFECTING THE WHOLE OF THE LAND ABOVE DESCRIBED
104 DP1238769 EASEMENT FOR SERVICES APPURTENANT TO THE LAND ABOVE DESCRIBED
105 DP1238769 EASEMENT FOR ACCESS TO SHARED FACILITIES AFFECTING

END OF PAGE 7 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:46 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 8

SECOND SCHEDULE (123 NOTIFICATIONS) (CONTINUED)

THE WHOLE OF THE LAND ABOVE DESCRIBED
106 DP1238769 EASEMENT FOR ACCESS TO SHARED FACILITIES APPURTENANT TO THE LAND ABOVE DESCRIBED
107 DP1238769 RIGHT TO USE FIRE STAIRS AND EGRESS AFFECTING THE WHOLE OF THE LAND ABOVE DESCRIBED
108 DP1238769 RIGHT TO USE FIRE STAIRS AND EGRESS APPURTENANT TO THE LAND ABOVE DESCRIBED
109 DP1238769 EASEMENT FOR CONSTRUCTION ACCESS AFFECTING THE WHOLE OF THE LAND ABOVE DESCRIBED
110 DP1238769 EASEMENT FOR CONSTRUCTION ACCESS APPURTENANT TO THE LAND ABOVE DESCRIBED
111 DP1238769 EASEMENT FOR ACCESS VARIABLE WIDTH (LIMITED IN STRATUM) AFFECTING THE PART(S) SHOWN SO BURDENED IN

THE TITLE DIAGRAM
112 DP1238769 EASEMENT FOR ACCESS VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE LAND ABOVE DESCRIBED
113 DP1238769 RIGHT OF FOOTWAY VARIABLE WIDTH (LIMITED IN STRATUM) AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
114 DP1238769 RIGHT OF FOOTWAY VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE LAND ABOVE DESCRIBED
115 DP1238769 EASEMENT FOR SERVICES VARIABLE WIDTH (LIMITED IN STRATUM) APPURTENANT TO THE LAND ABOVE DESCRIBED
116 DP1238769 RESTRICTION(S) ON THE USE OF LAND
117 DP1238769 POSITIVE COVENANT REFERRED TO AND NUMBERED (13) IN THE S.88B INSTRUMENT
118 DP1238769 POSITIVE COVENANT REFERRED TO AND NUMBERED (14) IN THE S.88B INSTRUMENT
119 DP1238769 POSITIVE COVENANT REFERRED TO AND NUMBERED (15) IN THE S.88B INSTRUMENT
120 ATTENTION IS DIRECTED TO THE STRATA MANAGEMENT STATEMENT FILED WITH SP89924
AN315276 AMENDMENT TO STRATA MANAGEMENT STATEMENT
121 EASEMENT FOR SUBJACENT AND LATERAL SUPPORT AND EASEMENT FOR SHELTER IMPLIED BY SECTION 8AA STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973. SEE SP89924
122 AT316802 INITIAL PERIOD EXPIRED
123 AT316802 CONSOLIDATION OF REGISTERED BY-LAWS

SCHEDULE OF UNIT ENTITLEMENT (AGGREGATE: 10000)

STRATA PLAN 97305

LOT	ENT	LOT	ENT	LOT	ENT	LOT	ENT
1	45	2	31	3	29	4	28
5	31	6	45	7	32	8	44
9	41	10	45	11	31	12	29

END OF PAGE 8 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:47 2026
© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 9

SCHEDULE OF UNIT ENTITLEMENT (AGGREGATE: 10000) (CONTINUED)

STRATA PLAN 97305

LOT	ENT	LOT	ENT	LOT	ENT	LOT	ENT
13	28	14	32	15	46	16	29
17	33	18	45	19	53	20	45
21	32	22	29	23	32	24	31
25	46	26	32	27	50	28	32
29	63	30	35	31	45	32	53
33	45	34	35	35	33	36	29
37	32	38	46	39	29	40	44
41	41	42	54	43	29	44	45
45	52	46	45	47	32	48	33
49	32	50	29	51	46	52	29
53	44	54	42	55	55	56	33
57	45	58	64	59	46	60	35
61	30	62	29	63	32	64	47
65	28	66	44	67	42	68	56
69	30	70	46	71	67	72	46
73	33	74	33	75	33	76	29
77	47	78	28	79	45	80	42
81	56	82	33	83	46	84	67
85	46	86	36	87	30	88	30
89	33	90	47	91	29	92	45
93	42	94	56	95	34	96	46
97	36	98	46	99	36	100	34
101	33	102	33	103	47	104	29
105	45	106	43	107	56	108	34
109	46	110	37	111	47	112	36
113	34	114	34	115	33	116	48
117	33	118	45	119	43	120	57
121	34	122	47	123	47	124	37
125	34	126	34	127	33	128	48
129	33	130	46	131	43	132	57
133	34	134	47	135	47	136	37
137	35	138	34	139	34	140	48
141	33	142	46	143	44	144	57
145	35	146	47	147	47	148	37
149	35	150	34	151	34	152	48
153	33	154	46	155	44	156	57
157	35	158	47	159	48	160	38
161	35	162	35	163	34	164	49
165	34	166	46	167	44	168	58
169	34	170	48	171	48	172	39
173	51	174	51	175	50	176	34
177	47	178	44	179	58	180	34
181	48	182	48	183	39	184	52
185	52	186	51	187	34	188	47

END OF PAGE 9 - CONTINUED OVER

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:47 2026

© Office of the Registrar-General 2025



704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: CP/SP97305 PAGE 10

SCHEDULE OF UNIT ENTITLEMENT (AGGREGATE: 10000) (CONTINUED)

STRATA PLAN 97305

LOT	ENT	LOT	ENT	LOT	ENT	LOT	ENT
189	45	190	58	191	35	192	48
193	48	194	40	195	52	196	52
197	51	198	34	199	47	200	45
201	58	202	35	203	48	204	60
205	40	206	52	207	52	208	51
209	64	210	65	211	66	212	35
213	36	214	60	215	40	216	52
217	52	218	51	219	64	220	65
221	66	222	36	223	37	224	60
225	40	226	53	227	53	228	52
229	64	230	66	231	66	232	36
233	37	234	61				

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

LINCOLN-SHARONMO- PRINTED ON 3/6/2026

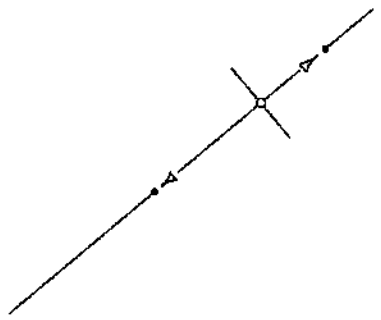
*** Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title.**
Warning: the information appearing under notations has not been formally recorded in the Register.
Hazlett Information Services hereby certifies that the information contained in this document has been provided electronically by the Registrar-General in accordance with Section 96B(2) of the Real Property Act 1900.
Date and Time of Search: Wed Jun 03 10:55:47 2026
© Office of the Registrar-General 2025

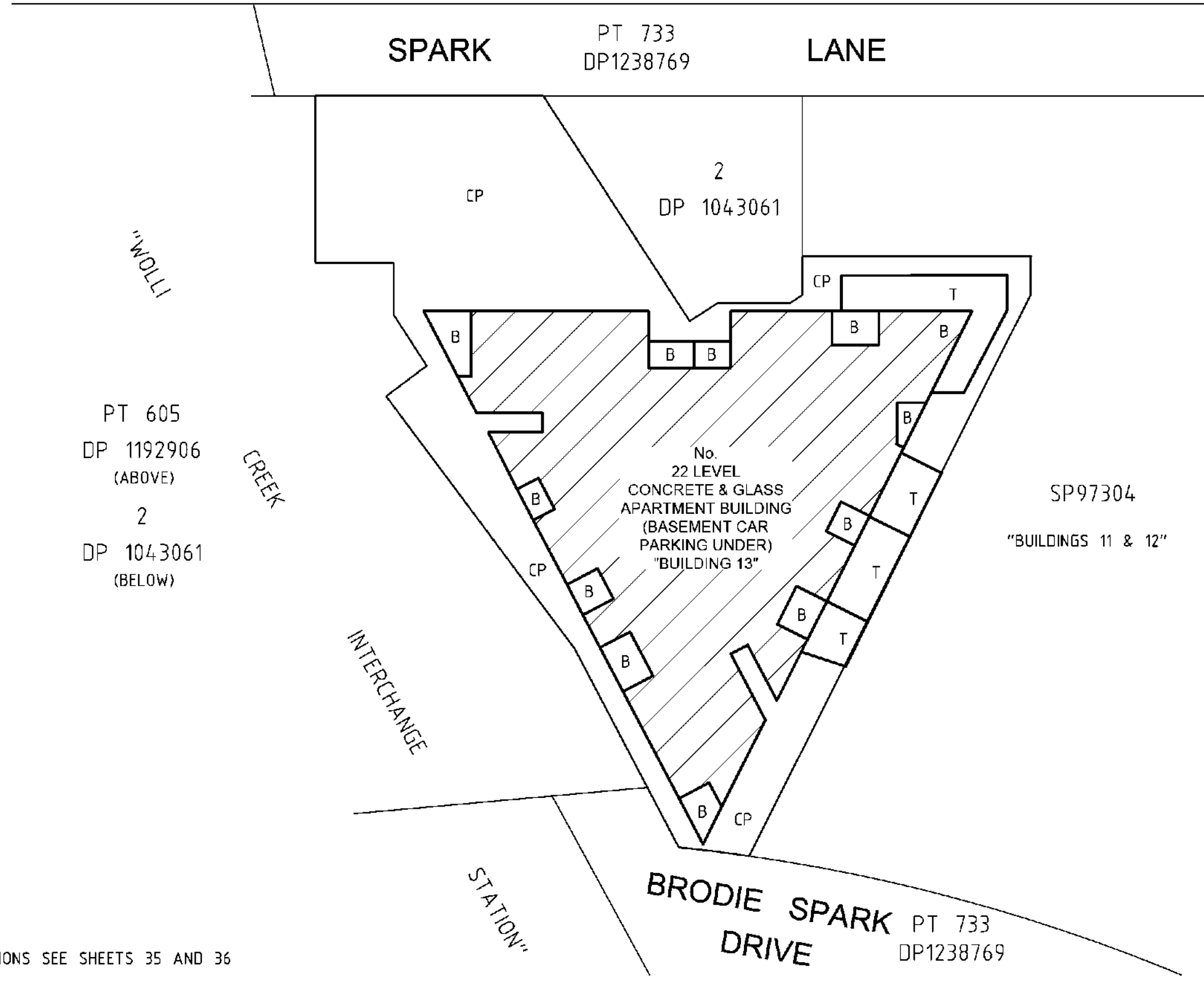


704/60 Park Street Sydney NSW 2000
Ph: 02 92615211 | www.hazlett.com.au

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:1 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LOCATION PLAN





NOTES:

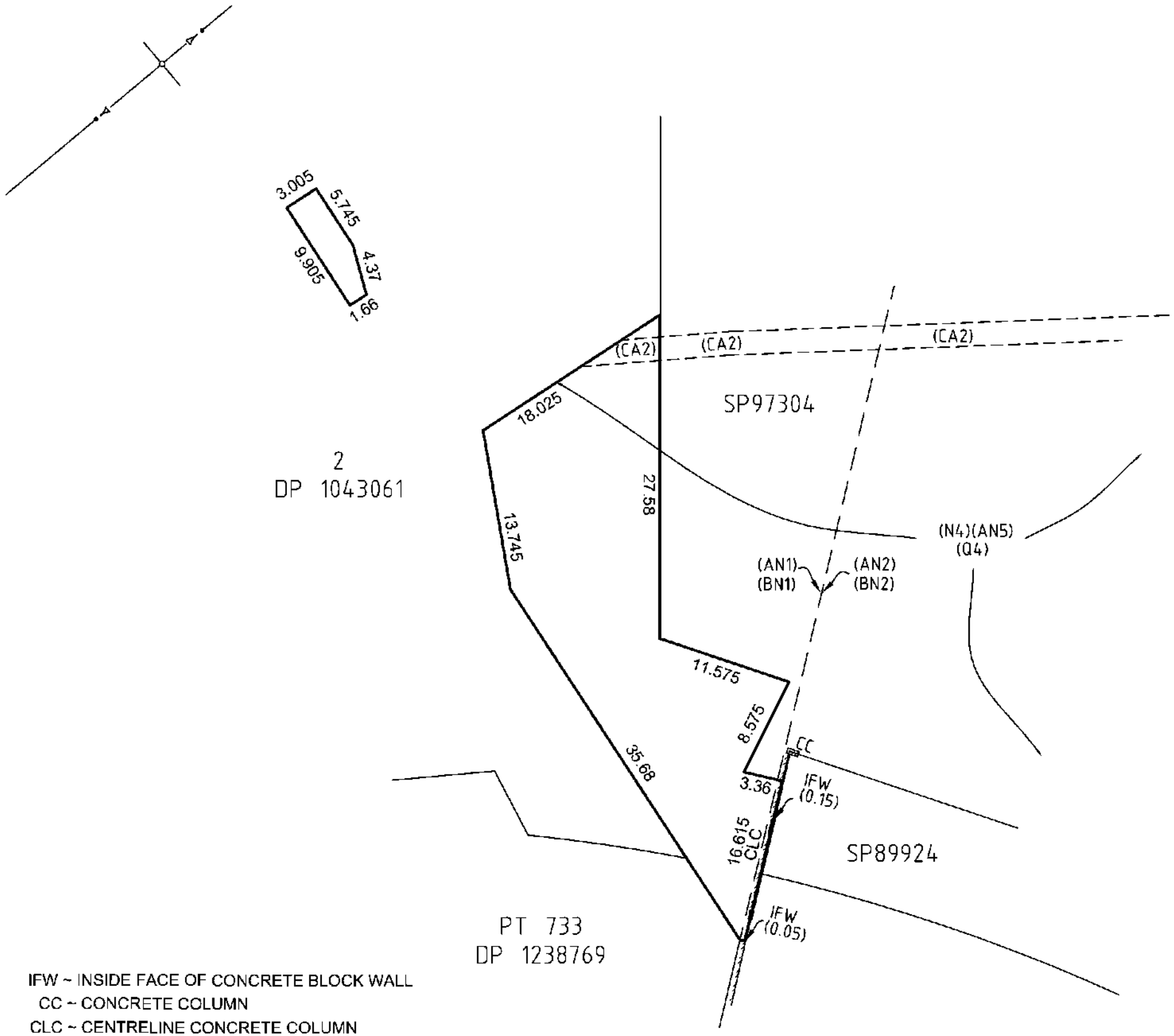
B ~ BALCONY
CP ~ COMMON PROPERTY
T ~ TERRACE

FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	Registered 14.9.2018	SP97305

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:2 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LOCATION PLAN BASEMENT 1 & BELOW



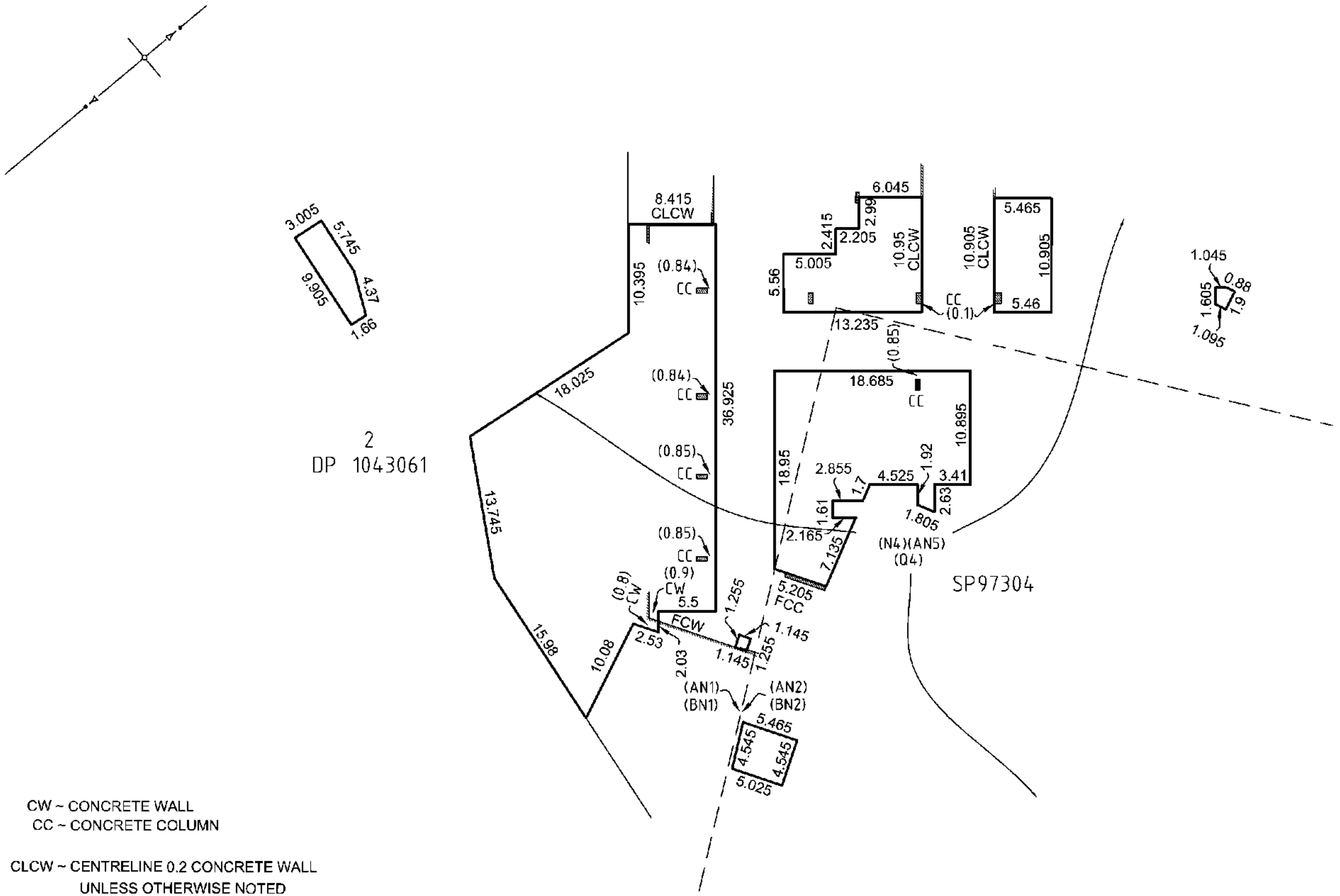
IFW ~ INSIDE FACE OF CONCRETE BLOCK WALL
CC ~ CONCRETE COLUMN
CLC ~ CENTRELINE CONCRETE COLUMN

FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	14.9.2018	

Prt:03-Jun-2026 12:18 /Seq:3 of 54
Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268

LOCATION PLAN BASEMENT 0



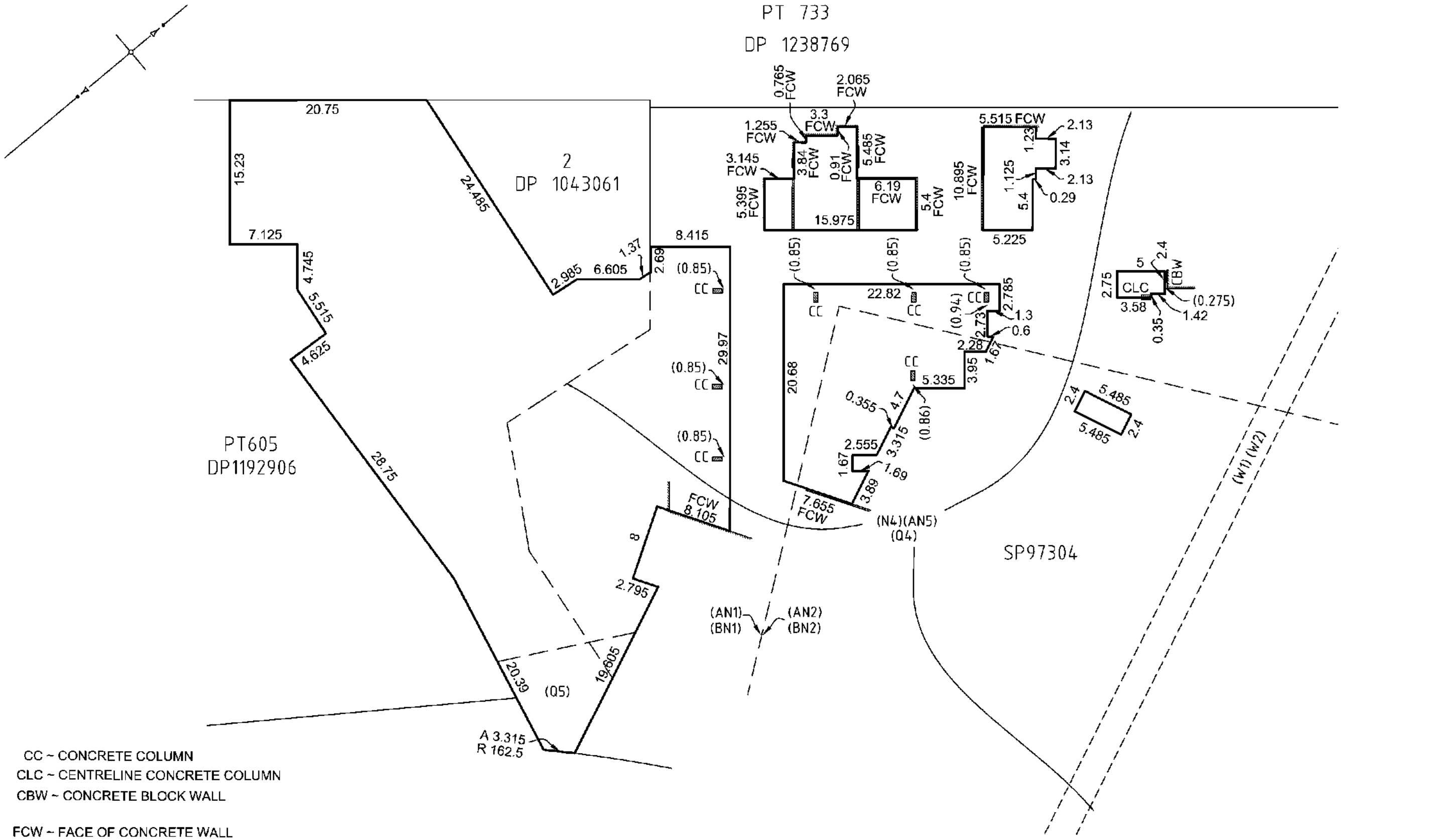
CW ~ CONCRETE WALL
CC ~ CONCRETE COLUMN

CLCW ~ CENTRELINE 0.2 CONCRETE WALL
UNLESS OTHERWISE NOTED
FCW ~ FACE OF CONCRETE WALL
FCC ~ FACE OF CONCRETE COLUMN

FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	Registered 14.9.2018	SP97305

LOCATION PLAN GROUND LEVEL



CC ~ CONCRETE COLUMN
CLC ~ CENTRELINE CONCRETE COLUMN
CBW ~ CONCRETE BLOCK WALL

FCW ~ FACE OF CONCRETE WALL

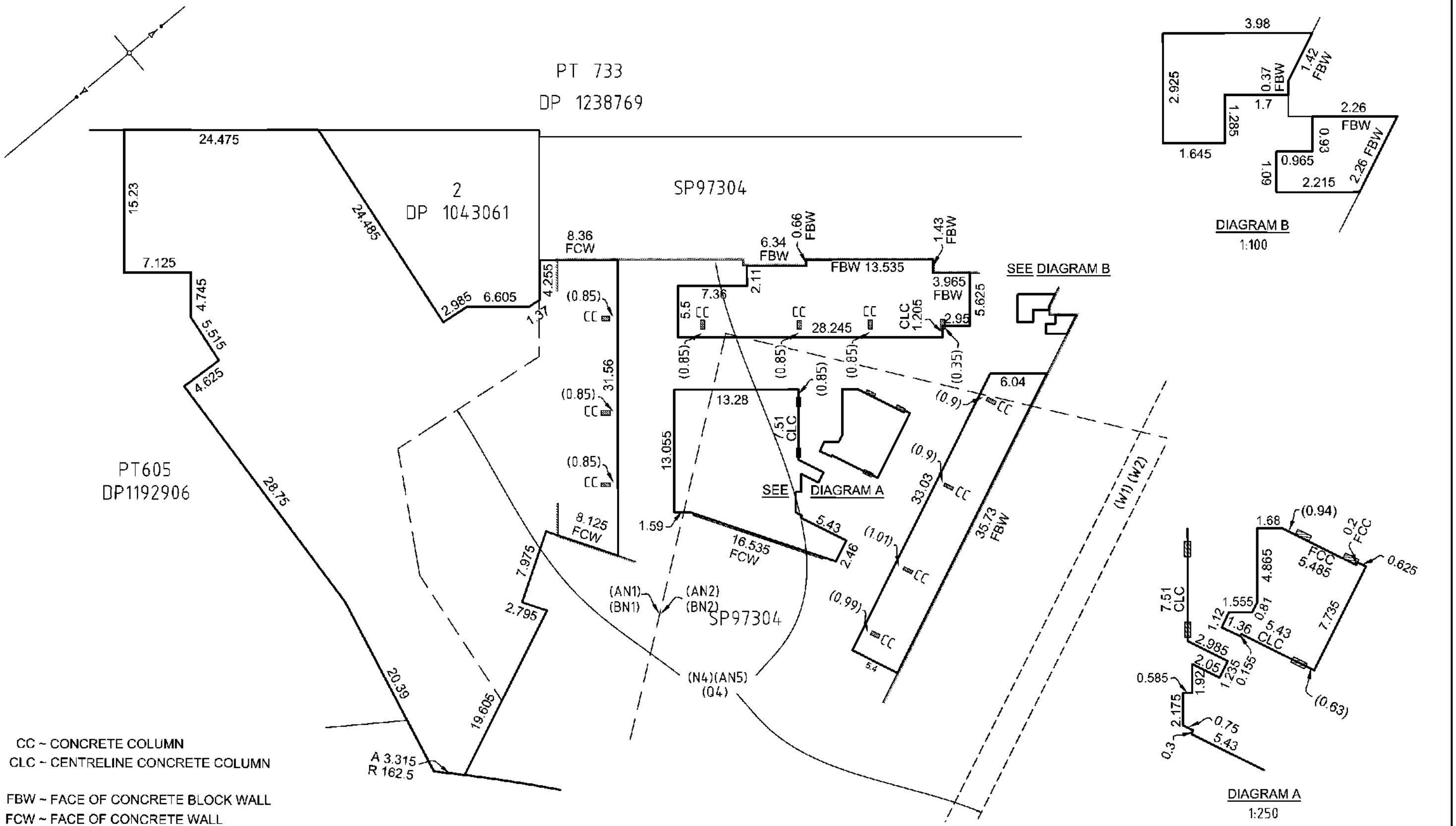
FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	Registered 14.9.2018	SP97305

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:4 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:5 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LOCATION PLAN LEVEL 1

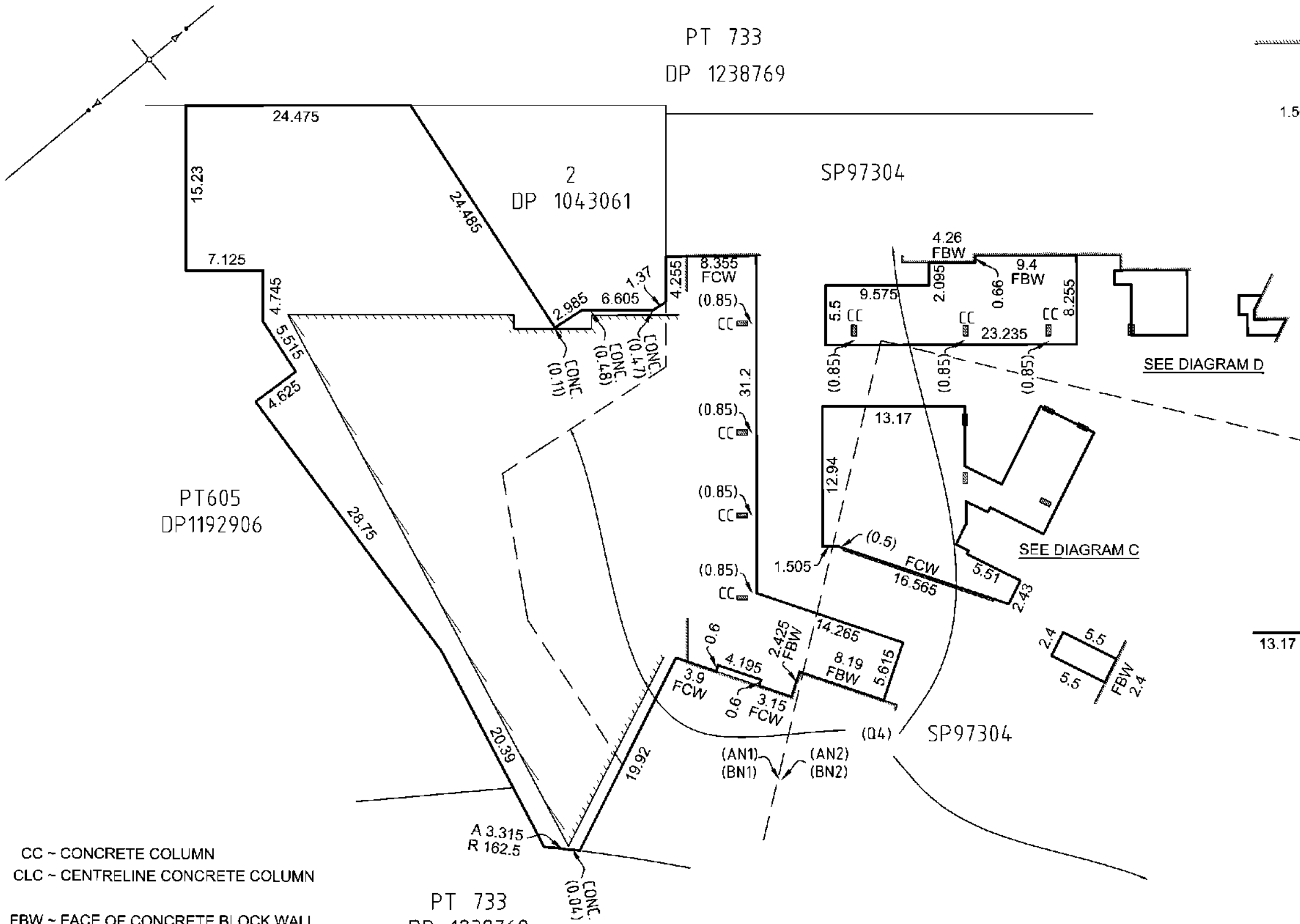


FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	Registered 14.9.2018	SP97305

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:6 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LOCATION PLAN LEVEL 2



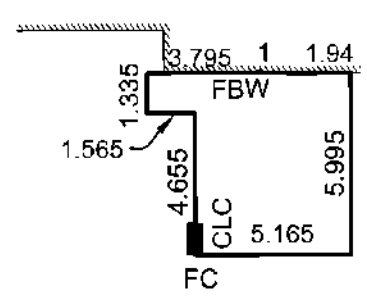
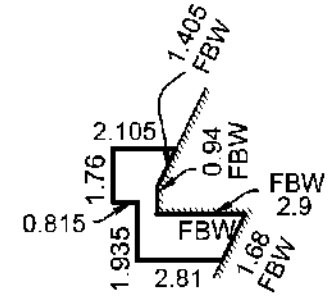


DIAGRAM D
1:250



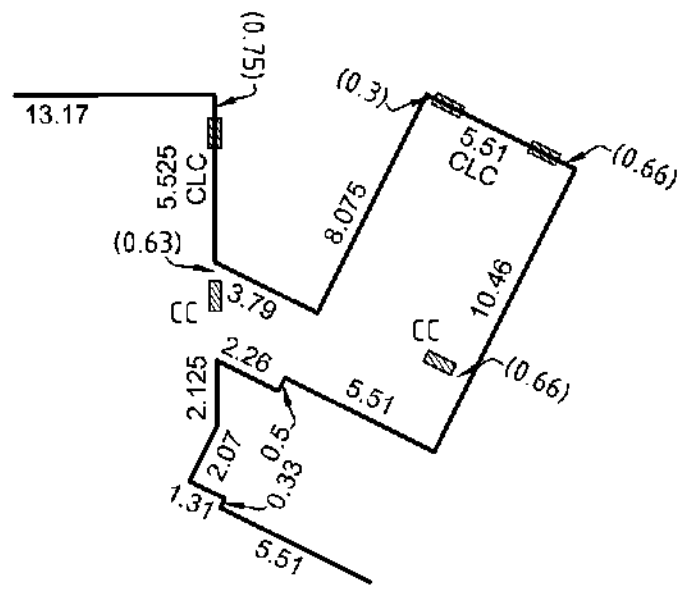


DIAGRAM C
1:250

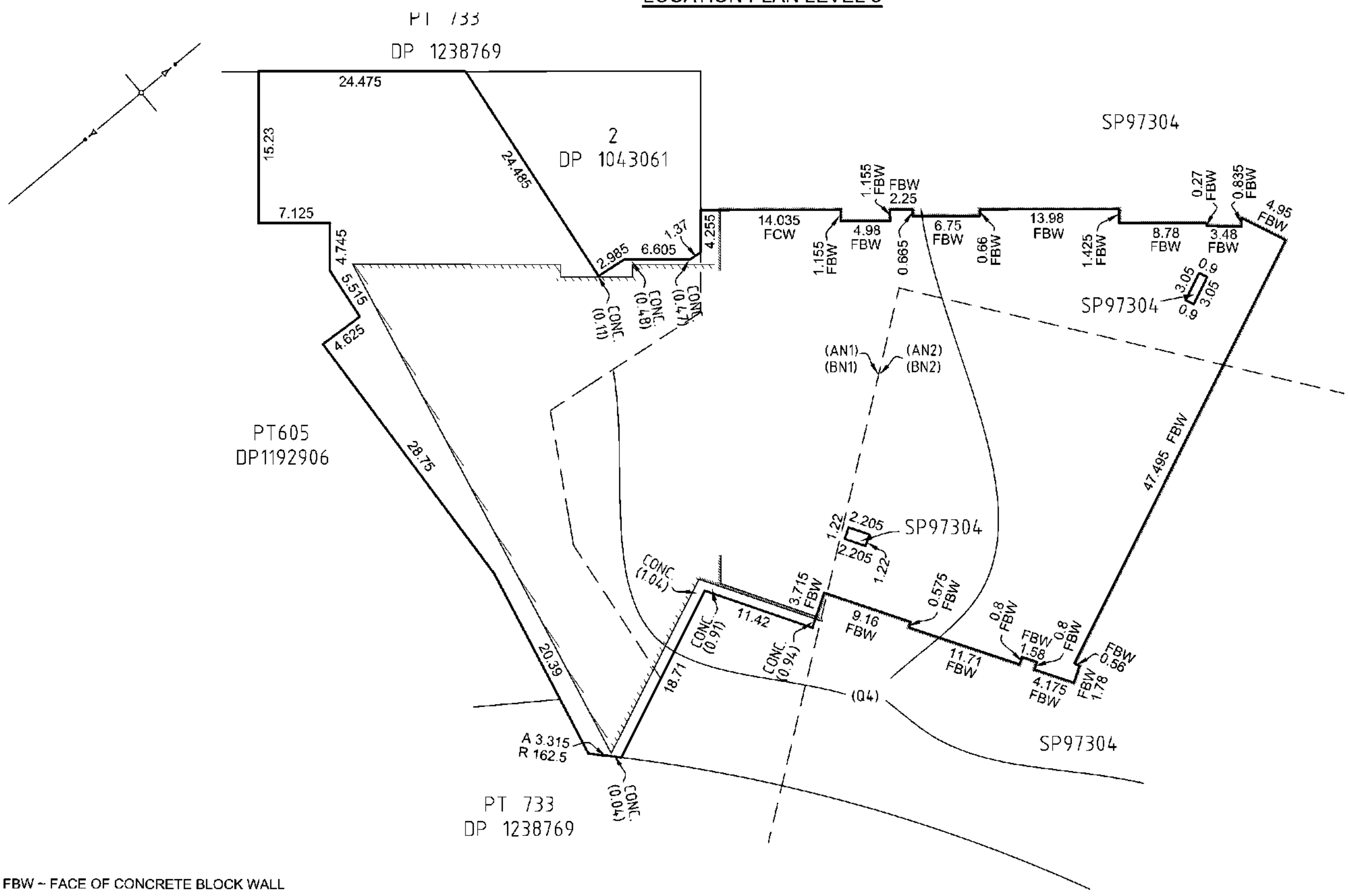
CC ~ CONCRETE COLUMN
CLC ~ CENTRELINE CONCRETE COLUMN

FBW ~ FACE OF CONCRETE BLOCK WALL
FCW ~ FACE OF CONCRETE WALL

FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	14.9.2018	

LOCATION PLAN LEVEL 3



FBW ~ FACE OF CONCRETE BLOCK WALL

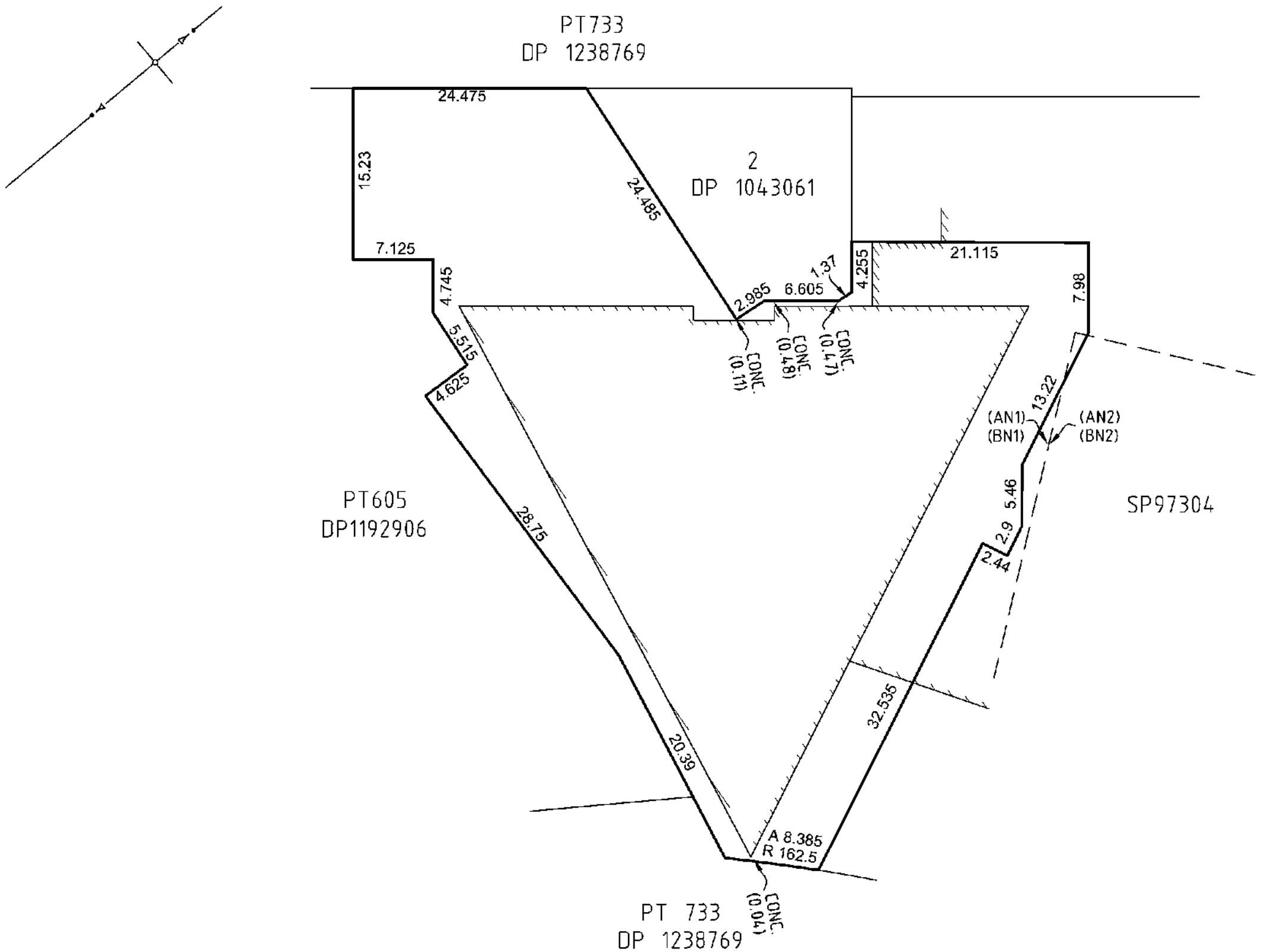
FCW ~ FACE OF CONCRETE WALL

FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 400		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:7 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LOCATION PLAN LEVEL 4 AND ABOVE



FOR EXISTING EASEMENTS AND RESTRICTIONS SEE SHEETS 35 AND 36

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	Registered 14.9.2018	SP97305

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:8 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

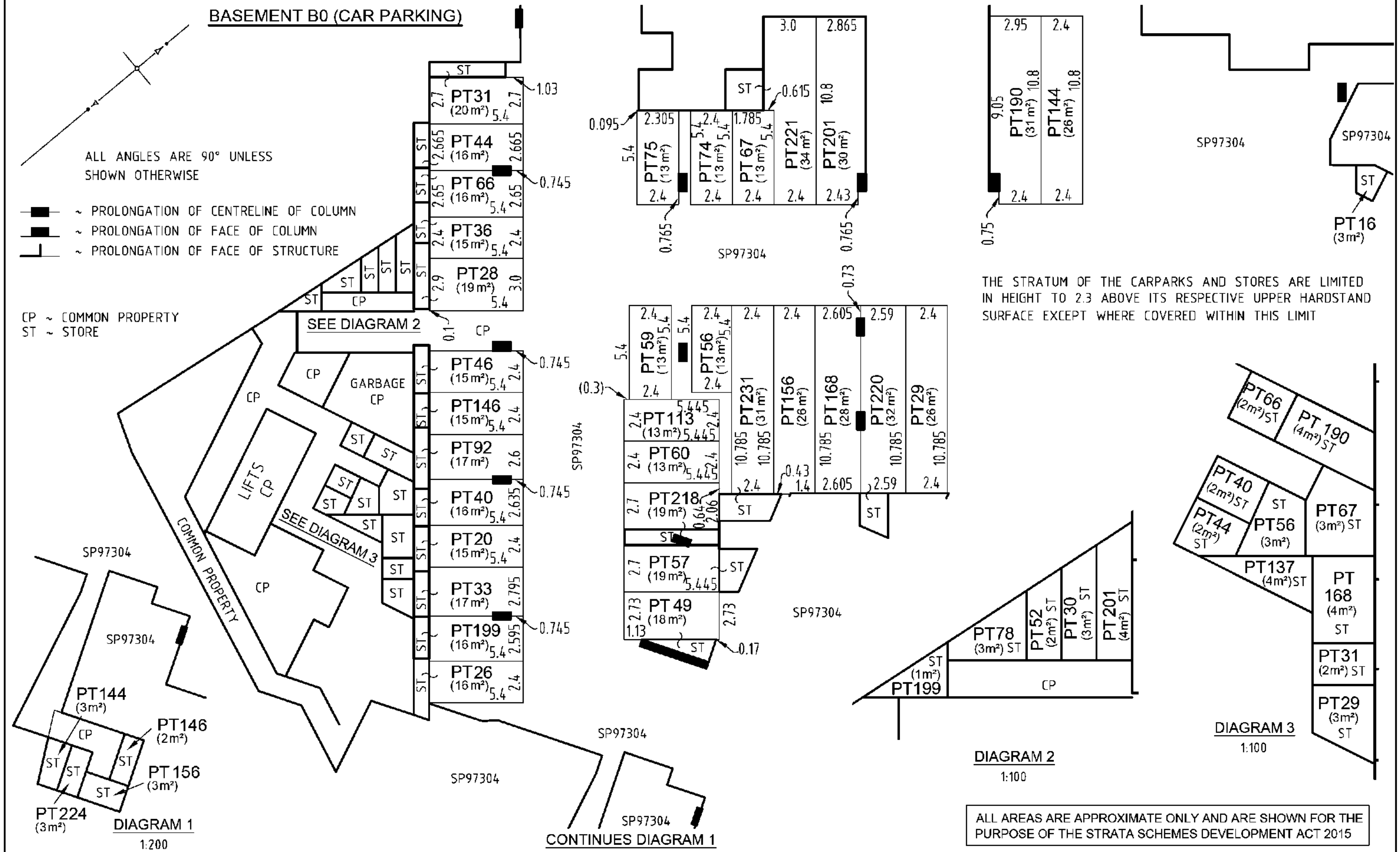
Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:9 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

BASEMENT B0 (CAR PARKING)

ALL ANGLES ARE 90° UNLESS SHOWN OTHERWISE

~ PROLONGATION OF CENTRELINE OF COLUMN
~ PROLONGATION OF FACE OF COLUMN
~ PROLONGATION OF FACE OF STRUCTURE

CP ~ COMMON PROPERTY
ST ~ STORE



THE STRATUM OF THE CARPARKS AND STORES ARE LIMITED IN HEIGHT TO 2.3 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE EXCEPT WHERE COVERED WITHIN THIS LIMIT

DIAGRAM 1
1:200

DIAGRAM 2
1:100

DIAGRAM 3
1:100

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 200		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

ALL /Prt:03-Jun-2026 12:18 /Seq:10 of 54
Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

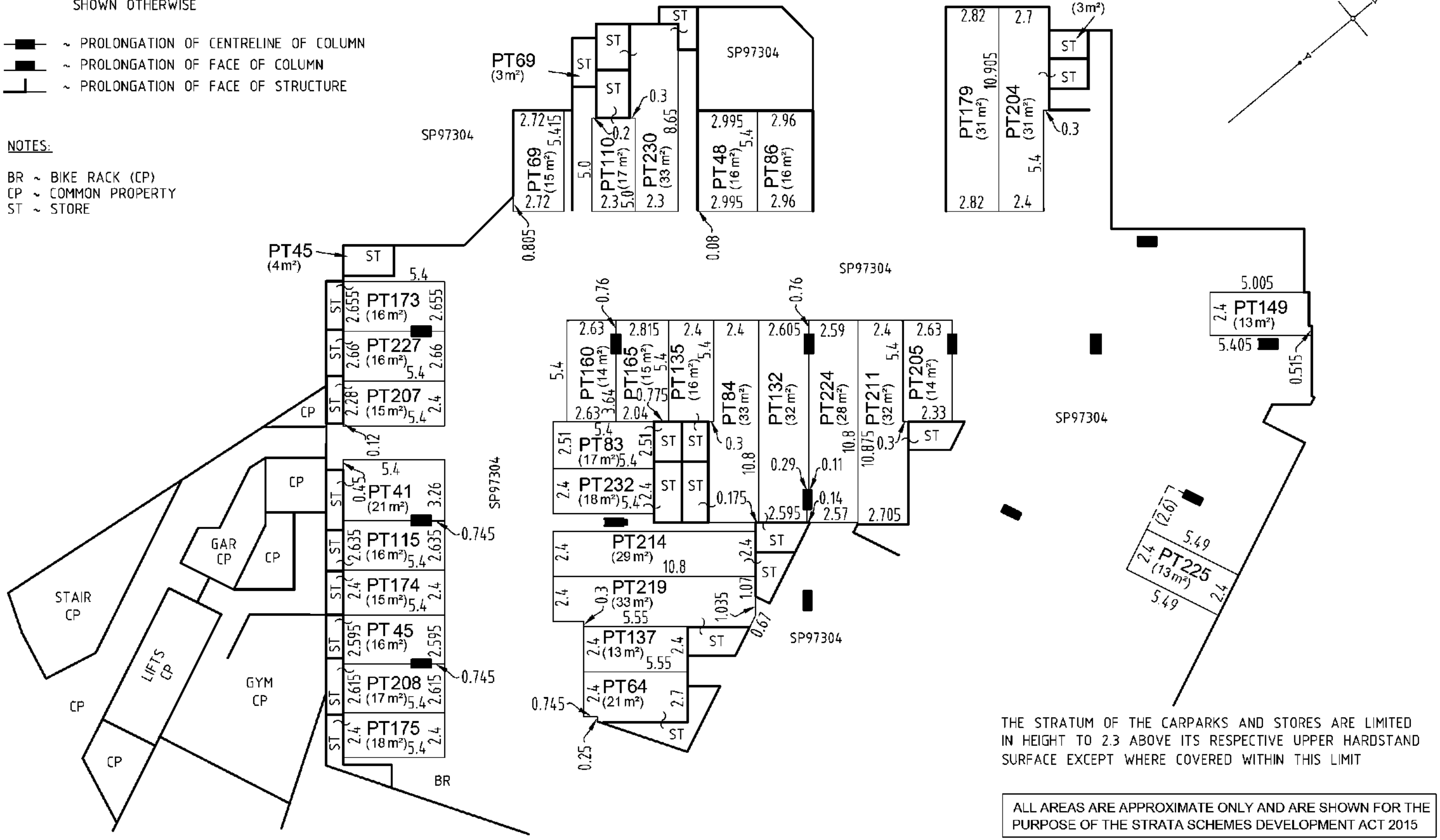
ALL ANGLES ARE 90° UNLESS SHOWN OTHERWISE

~ PROLONGATION OF CENTRELINE OF COLUMN
~ PROLONGATION OF FACE OF COLUMN
~ PROLONGATION OF FACE OF STRUCTURE

NOTES:

BR ~ BIKE RACK (CP)
CP ~ COMMON PROPERTY
ST ~ STORE

GROUND LEVEL (CAR PARKING)



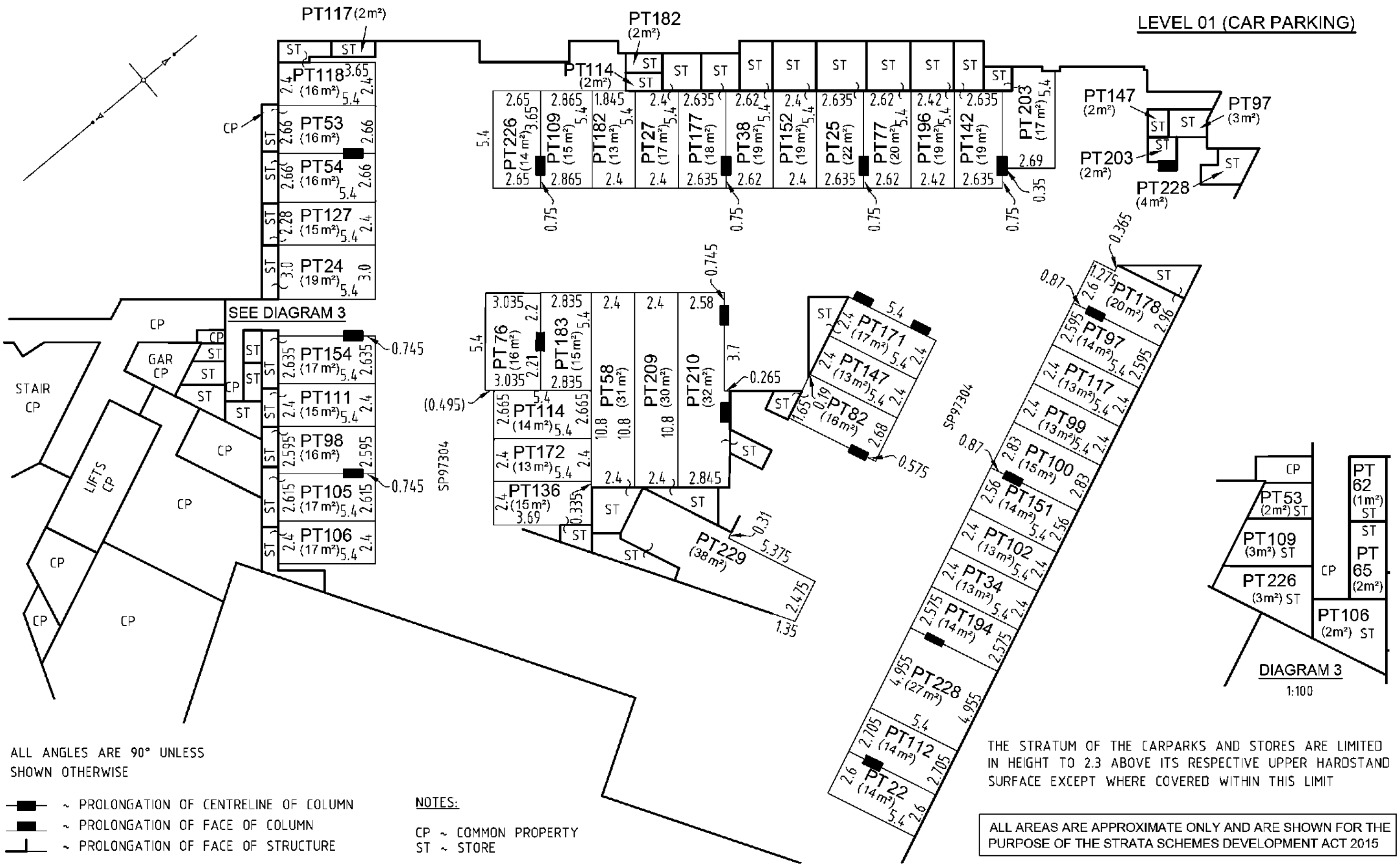
THE STRATUM OF THE CARPARKS AND STORES ARE LIMITED IN HEIGHT TO 2.3 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE EXCEPT WHERE COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 200 Lengths are in metres.	Registered 14.9.2018	SP97305

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:11 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683422

LEVEL 01 (CAR PARKING)



ALL ANGLES ARE 90° UNLESS SHOWN OTHERWISE

~ PROLONGATION OF CENTRELINE OF COLUMN
~ PROLONGATION OF FACE OF COLUMN
~ PROLONGATION OF FACE OF STRUCTURE

NOTES:

CP ~ COMMON PROPERTY
ST ~ STORE

THE STRATUM OF THE CARPARKS AND STORES ARE LIMITED IN HEIGHT TO 2.3 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE EXCEPT WHERE COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 200		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:12 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 02 (CAR PARKING)

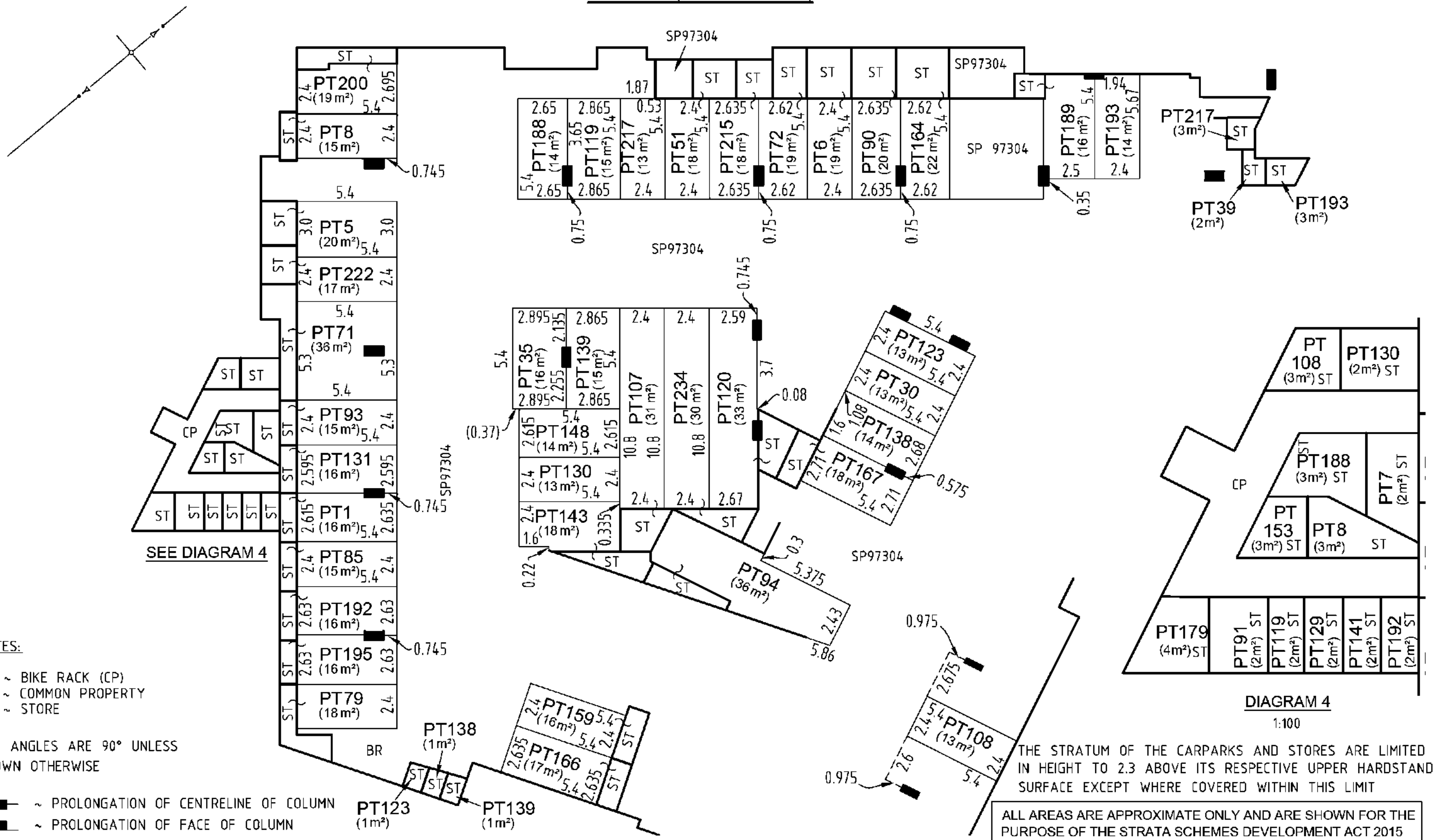


DIAGRAM 4

1:100

NOTES:

BR ~ BIKE RACK (CP)
CP ~ COMMON PROPERTY
ST ~ STORE

ALL ANGLES ARE 90° UNLESS SHOWN OTHERWISE

~ PROLONGATION OF CENTRELINE OF COLUMN
~ PROLONGATION OF FACE OF COLUMN
~ PROLONGATION OF FACE OF STRUCTURE

THE STRATUM OF THE CARPARKS AND STORES ARE LIMITED IN HEIGHT TO 2.3 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE EXCEPT WHERE COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 200		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:13 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

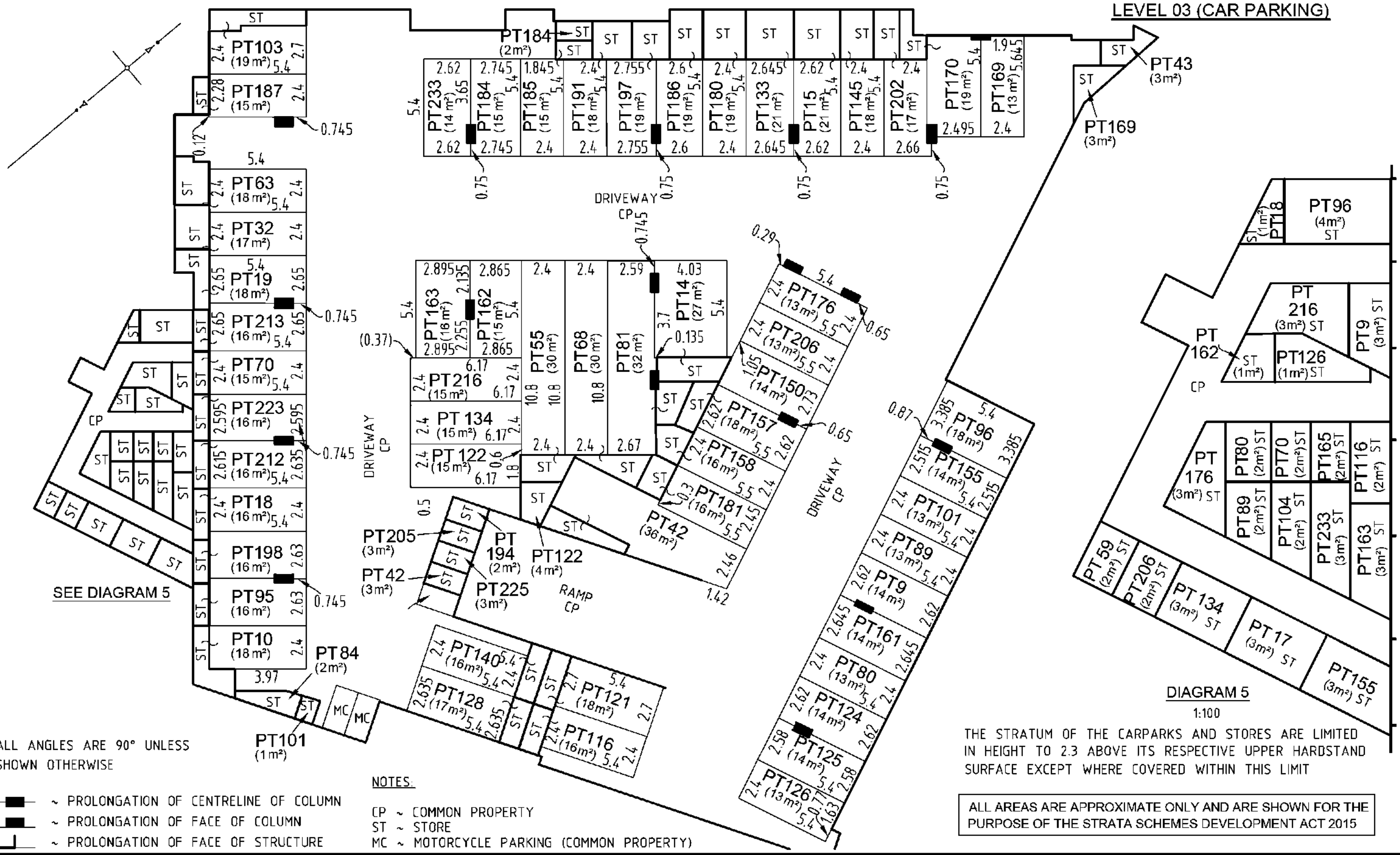


DIAGRAM 5

1:100

ALL ANGLES ARE 90° UNLESS SHOWN OTHERWISE

~ PROLONGATION OF CENTRELINE OF COLUMN

~ PROLONGATION OF FACE OF COLUMN

~ PROLONGATION OF FACE OF STRUCTURE

NOTES:

CP ~ COMMON PROPERTY
ST ~ STORE
MC ~ MOTORCYCLE PARKING (COMMON PROPERTY)

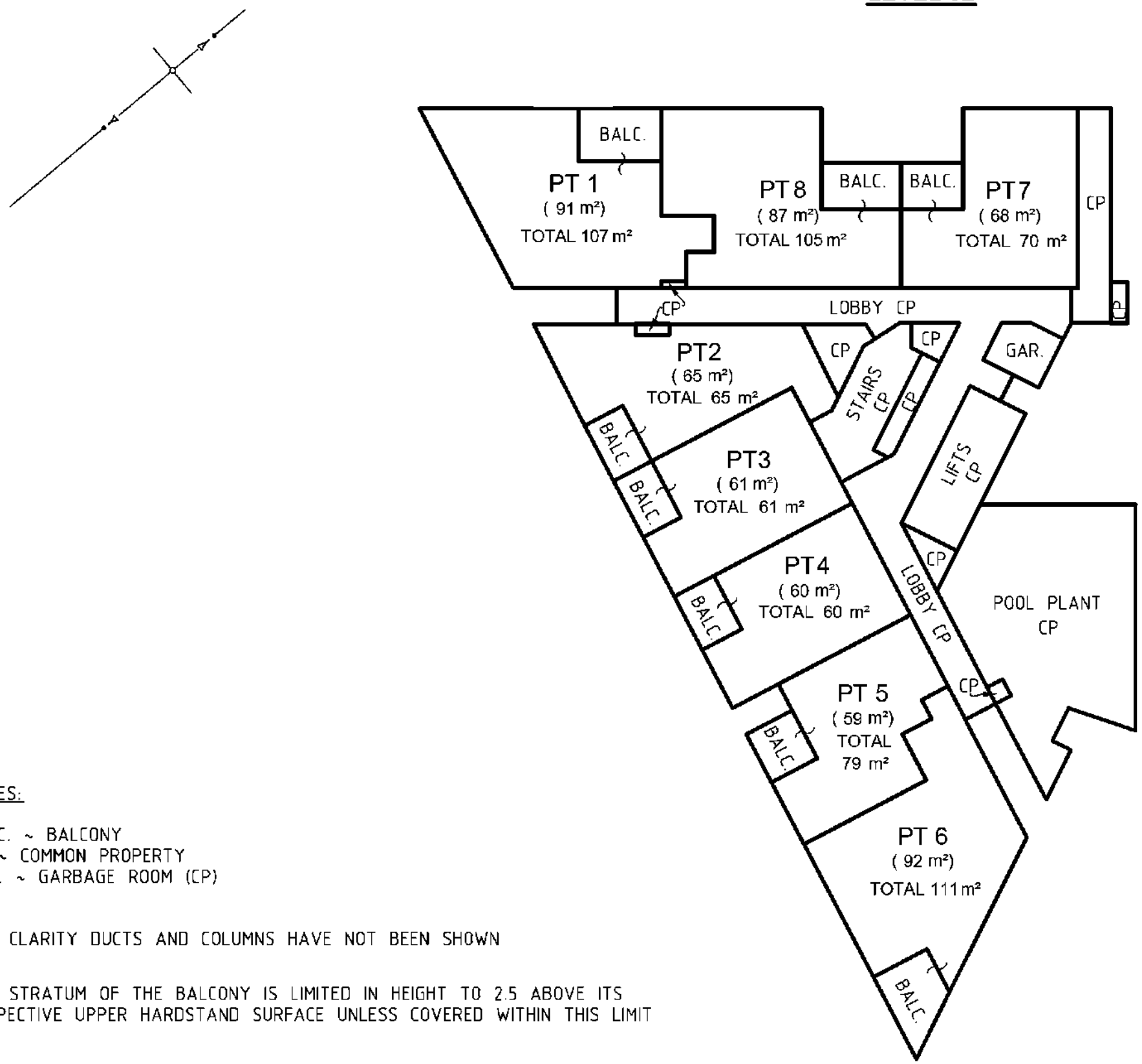
THE STRATUM OF THE CARPARKS AND STORES ARE LIMITED IN HEIGHT TO 2.3 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE EXCEPT WHERE COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 200		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:14 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 02



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

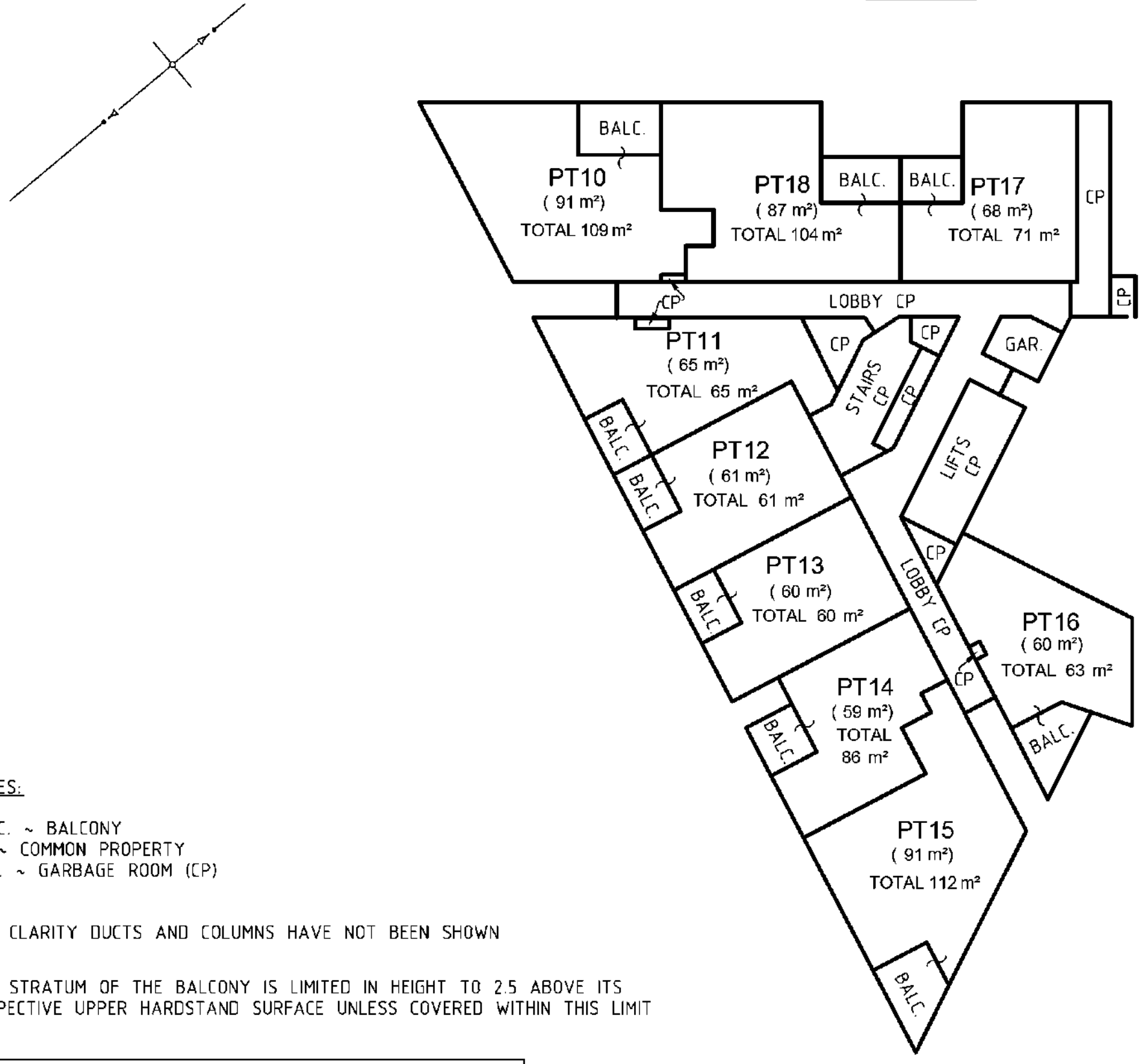
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:15 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 03



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

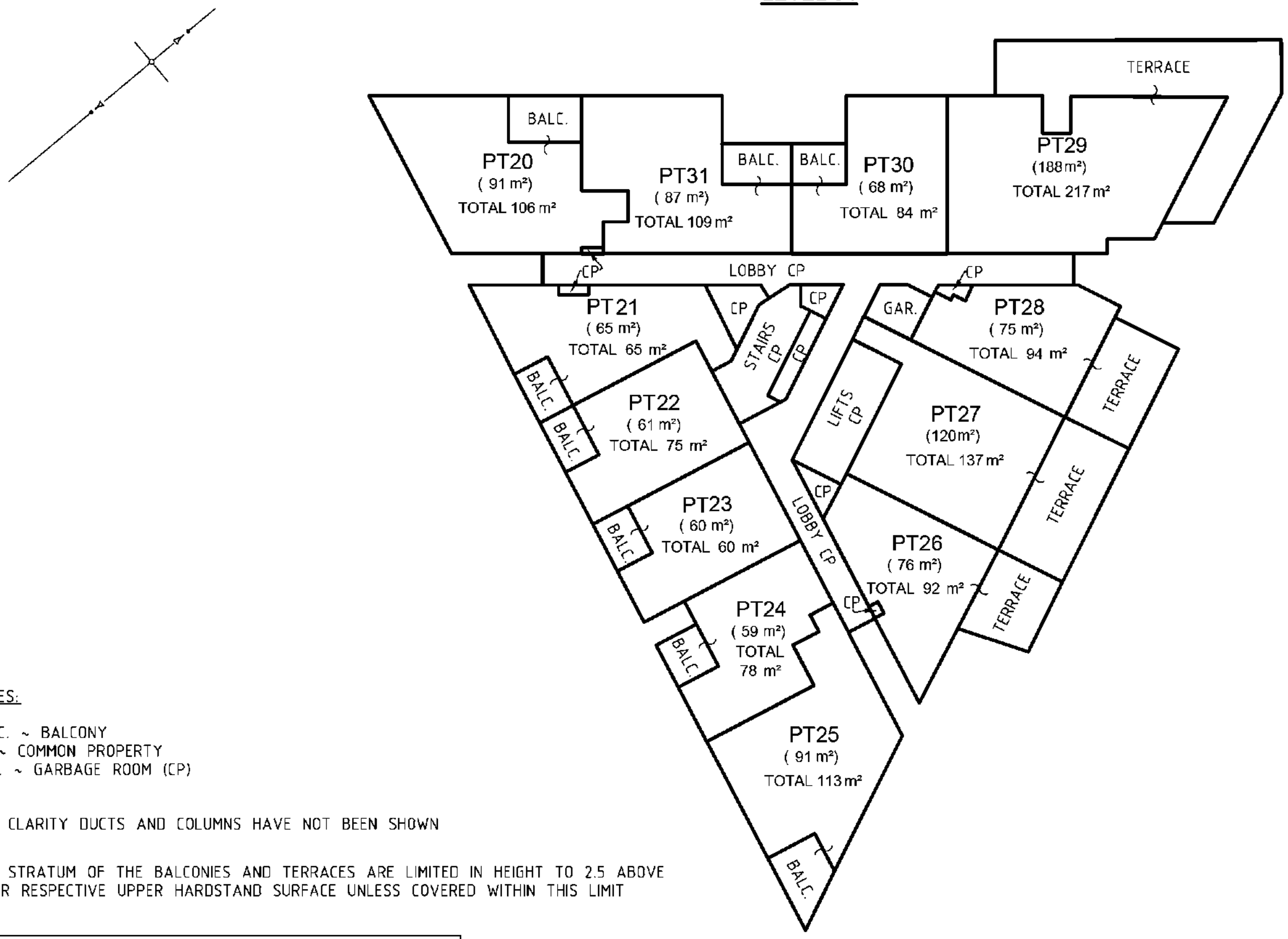
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	14.9.2018	

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:16 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 04



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

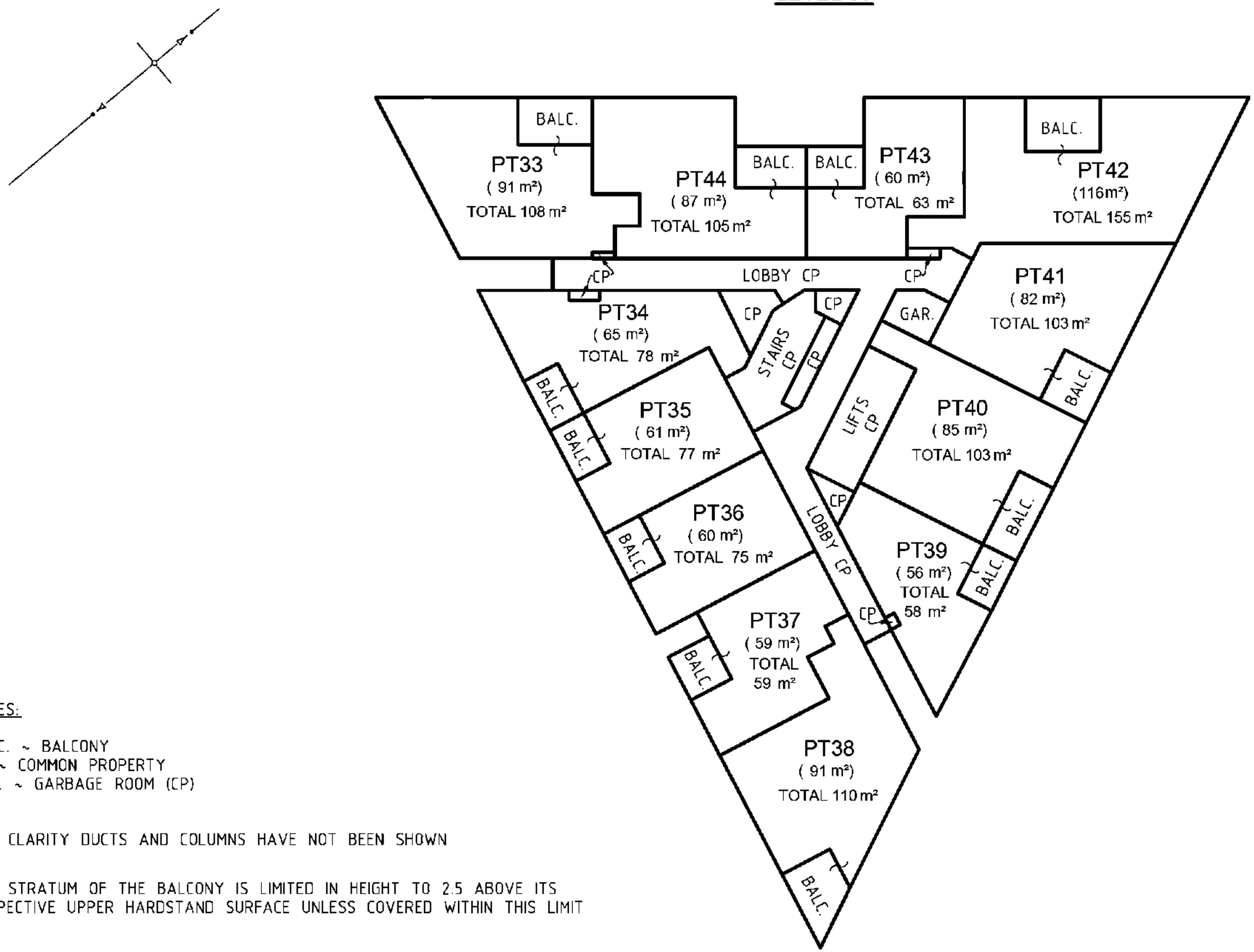
THE STRATUM OF THE BALCONIES AND TERRACES ARE LIMITED IN HEIGHT TO 2.5 ABOVE THEIR RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:17 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 05



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

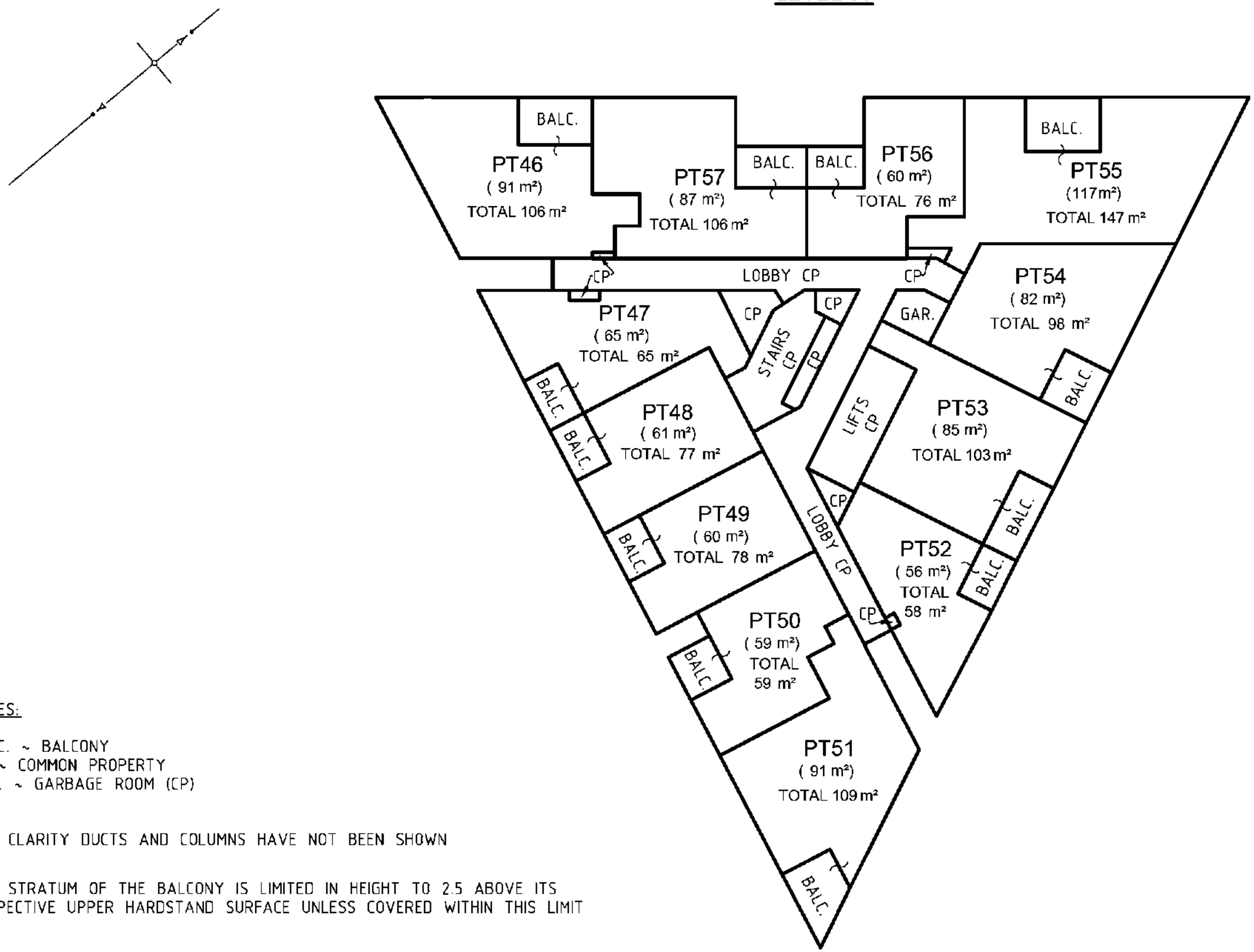
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:18 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 06



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

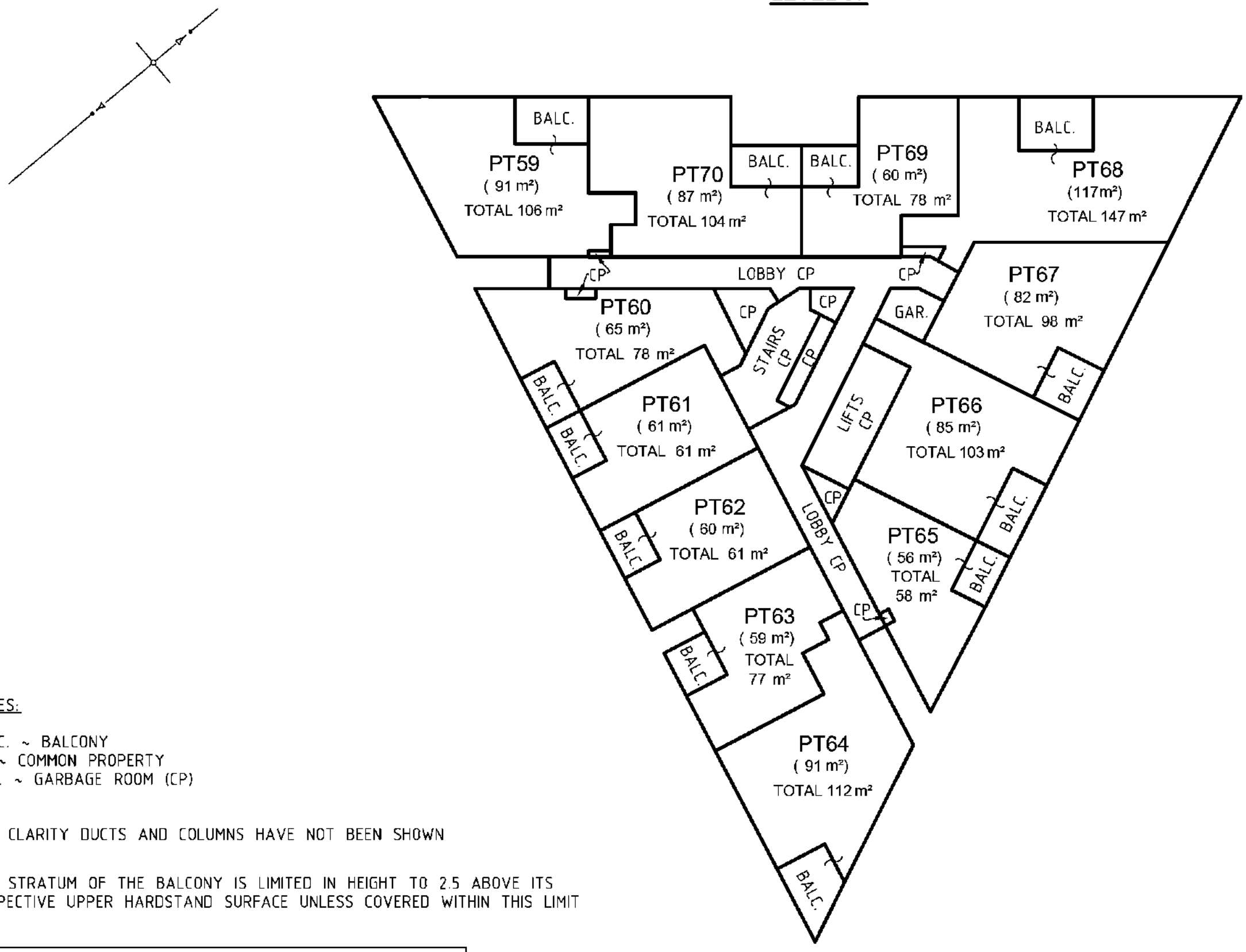
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:19 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 07



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

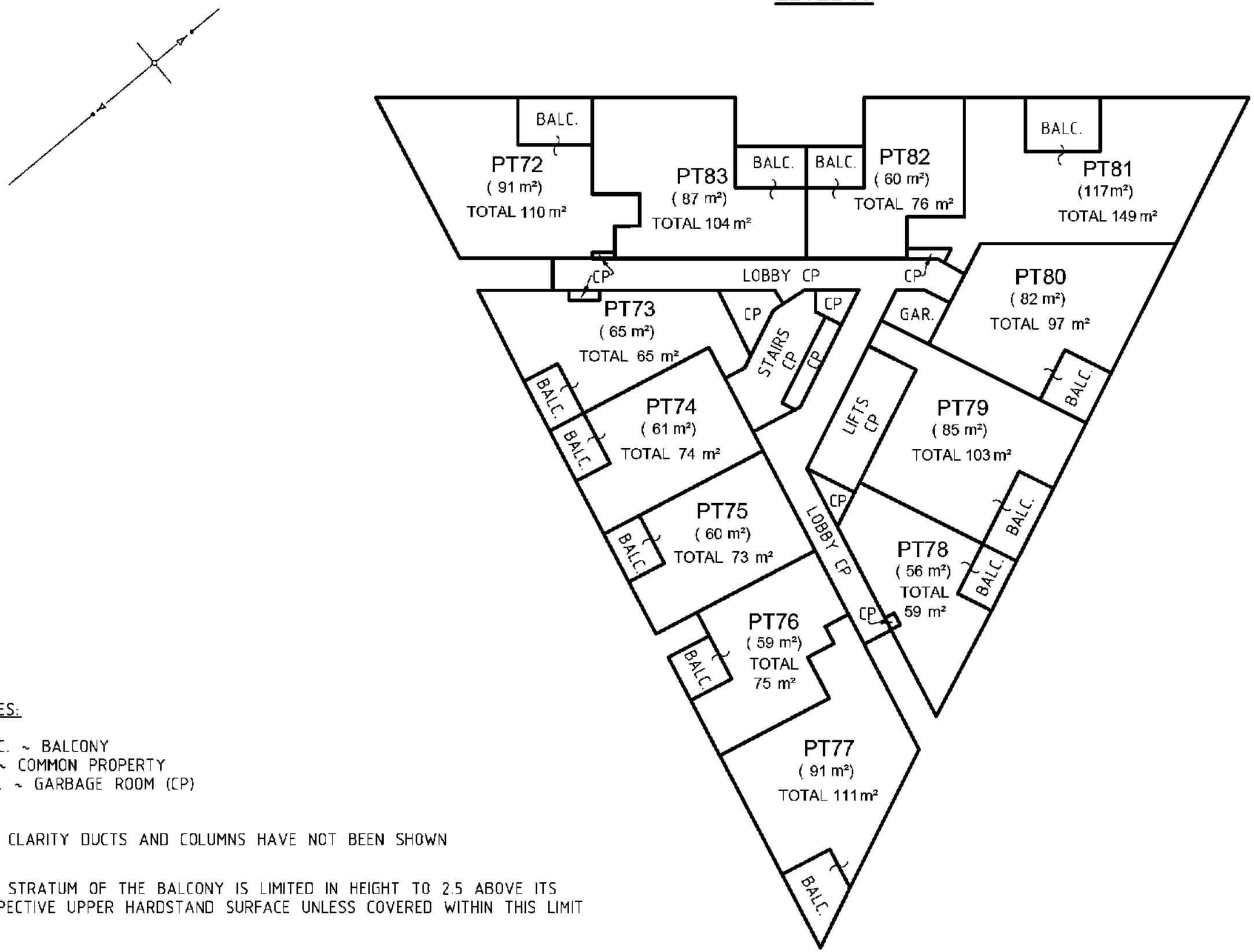
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:20 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 08



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

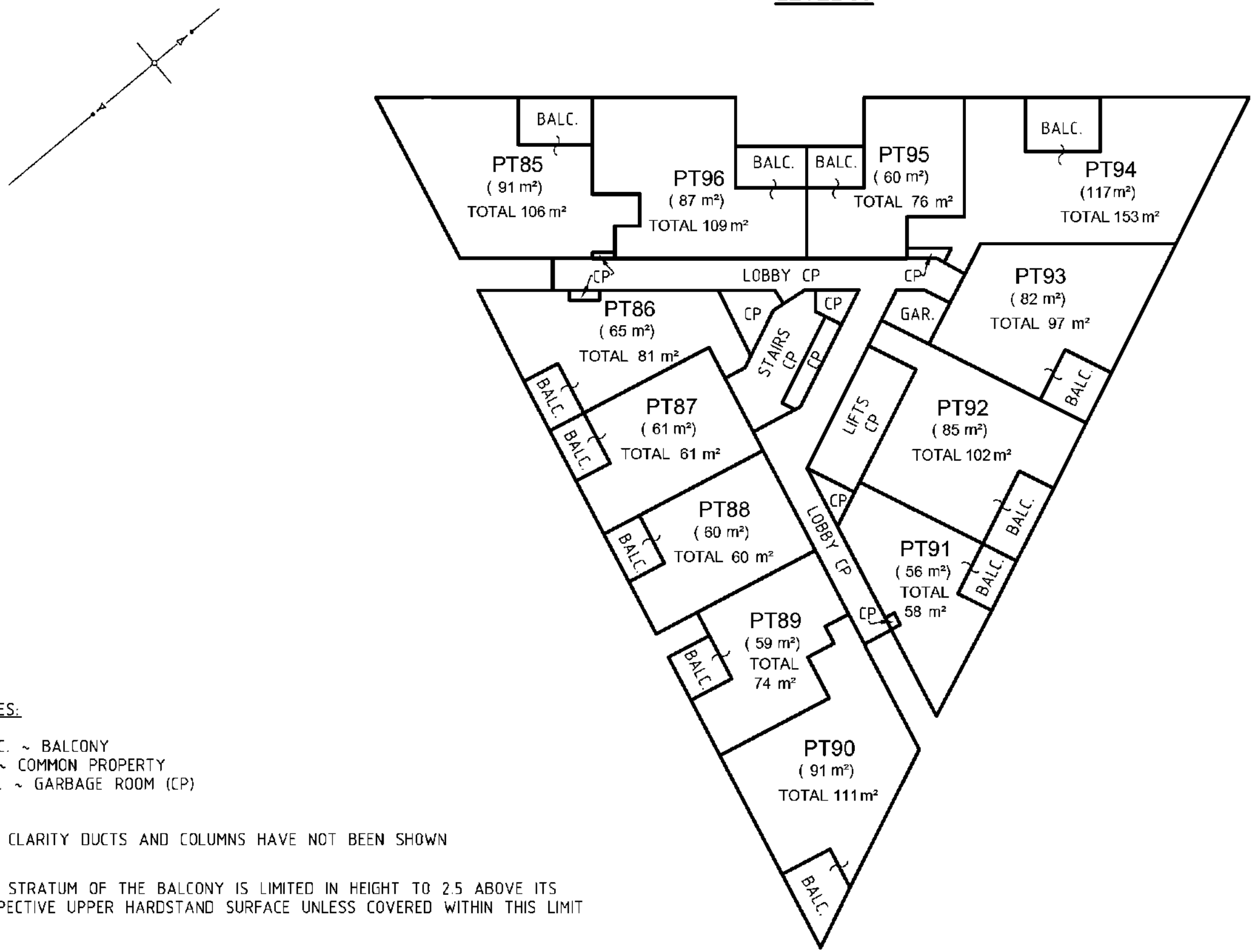
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:21 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 09



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

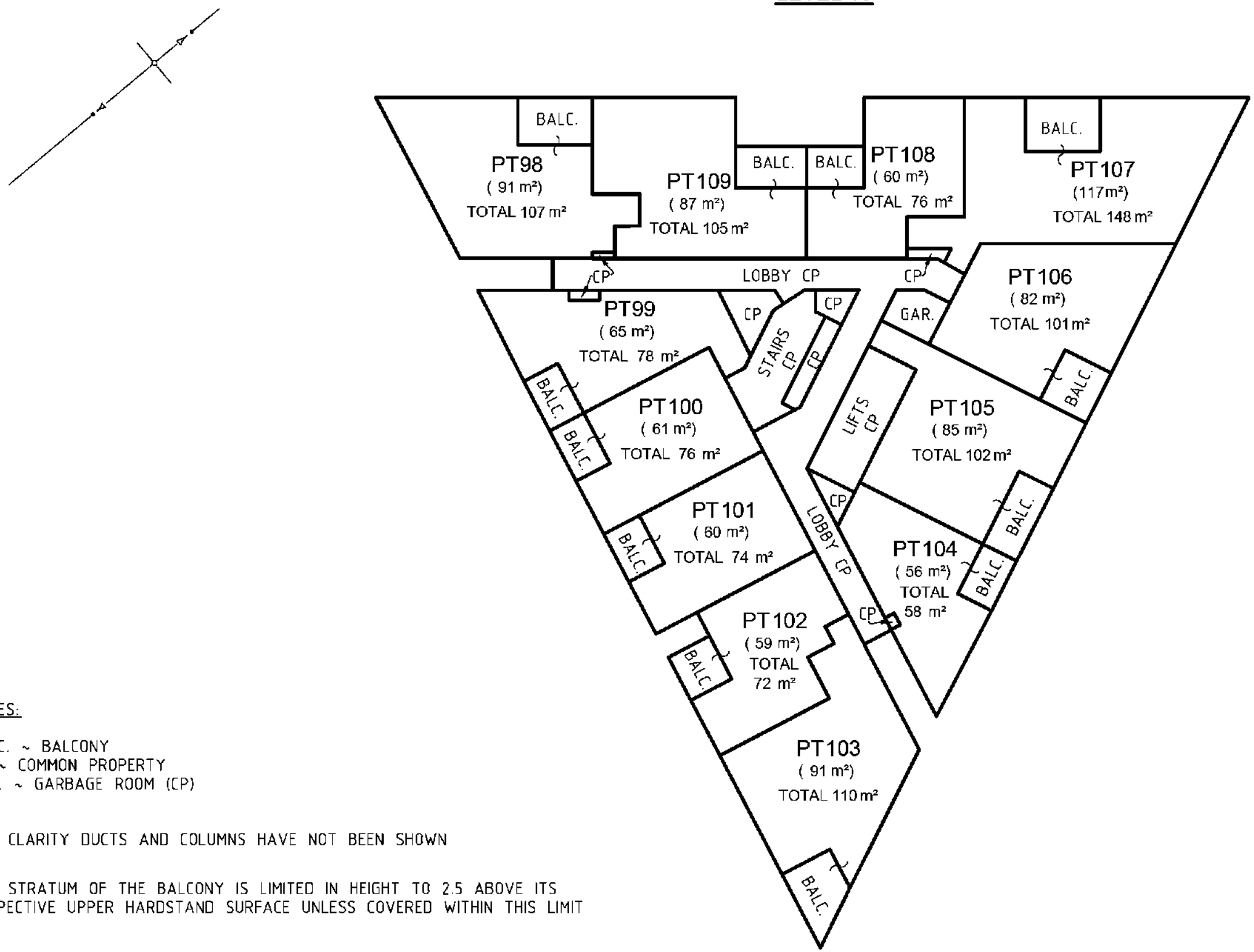
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:22 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 10



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

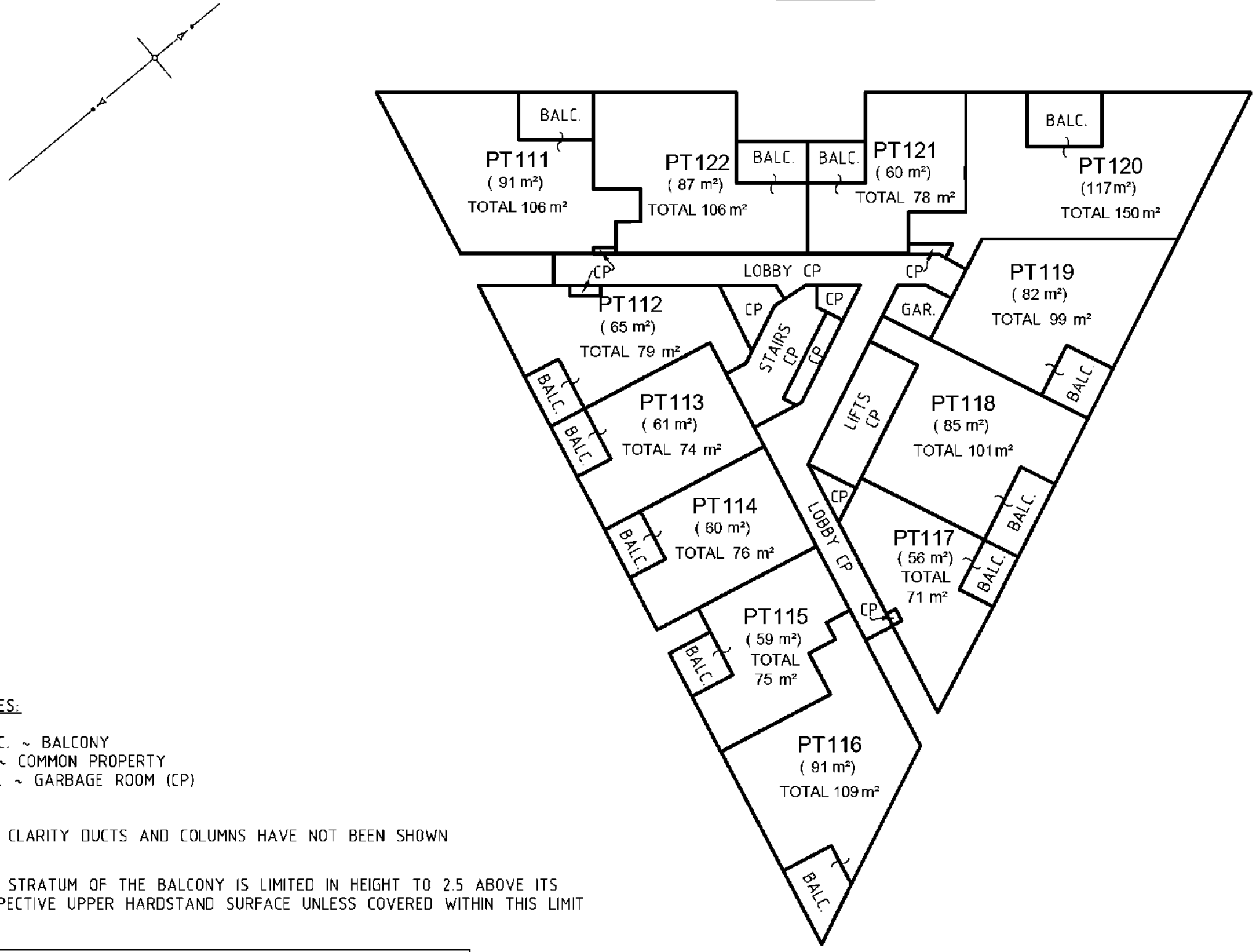
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:23 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 11



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

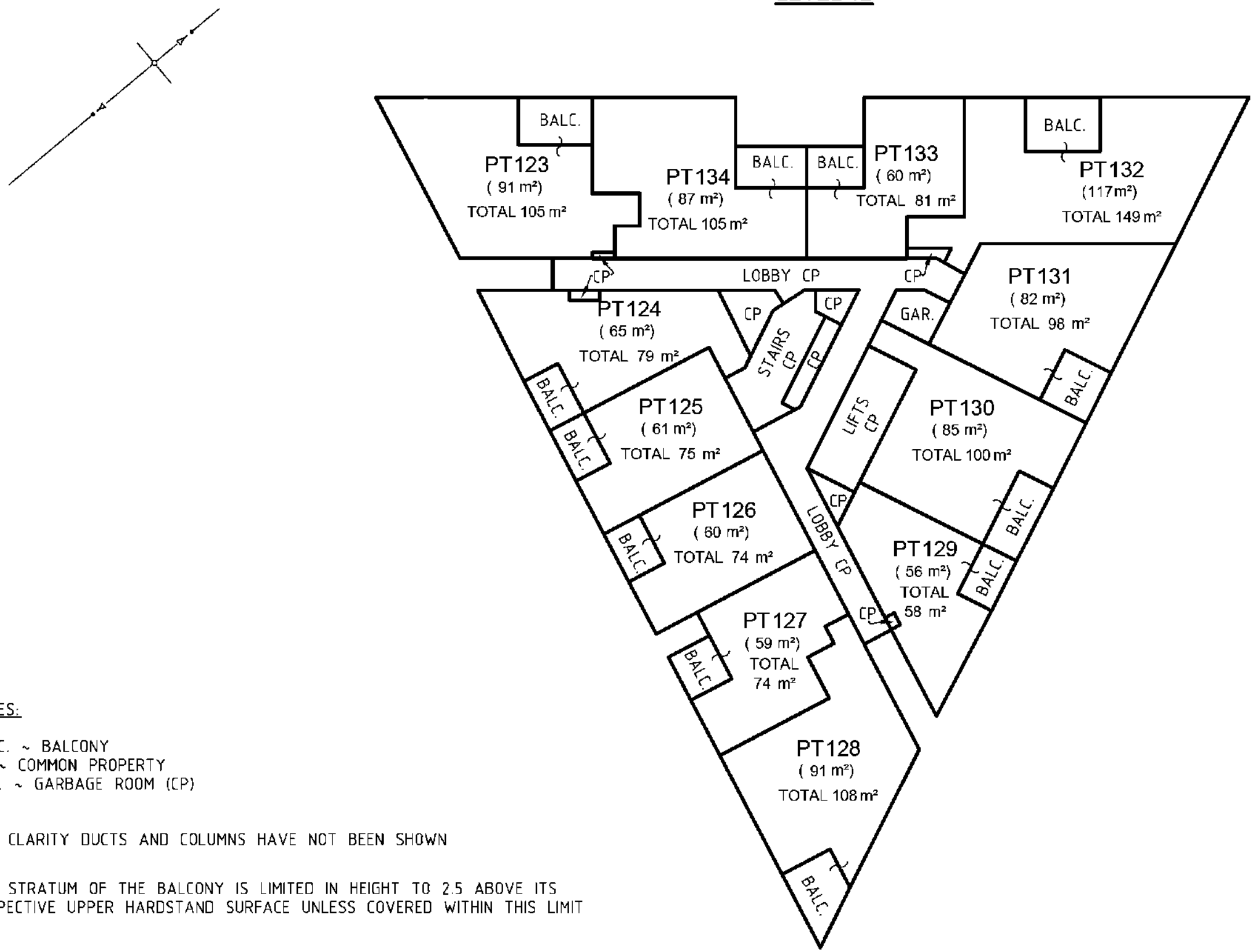
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	14.9.2018	

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:24 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 12



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

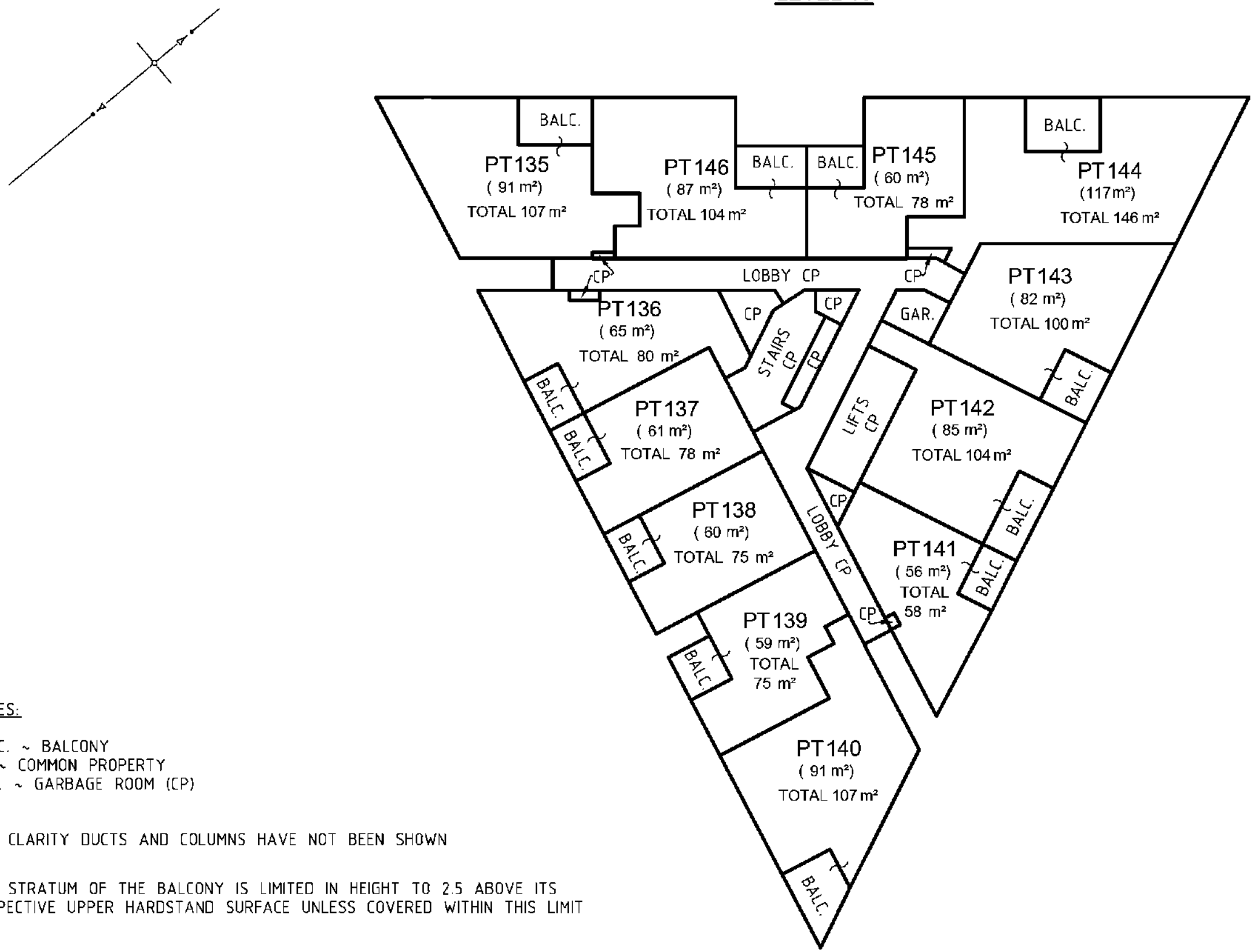
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:25 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 13



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

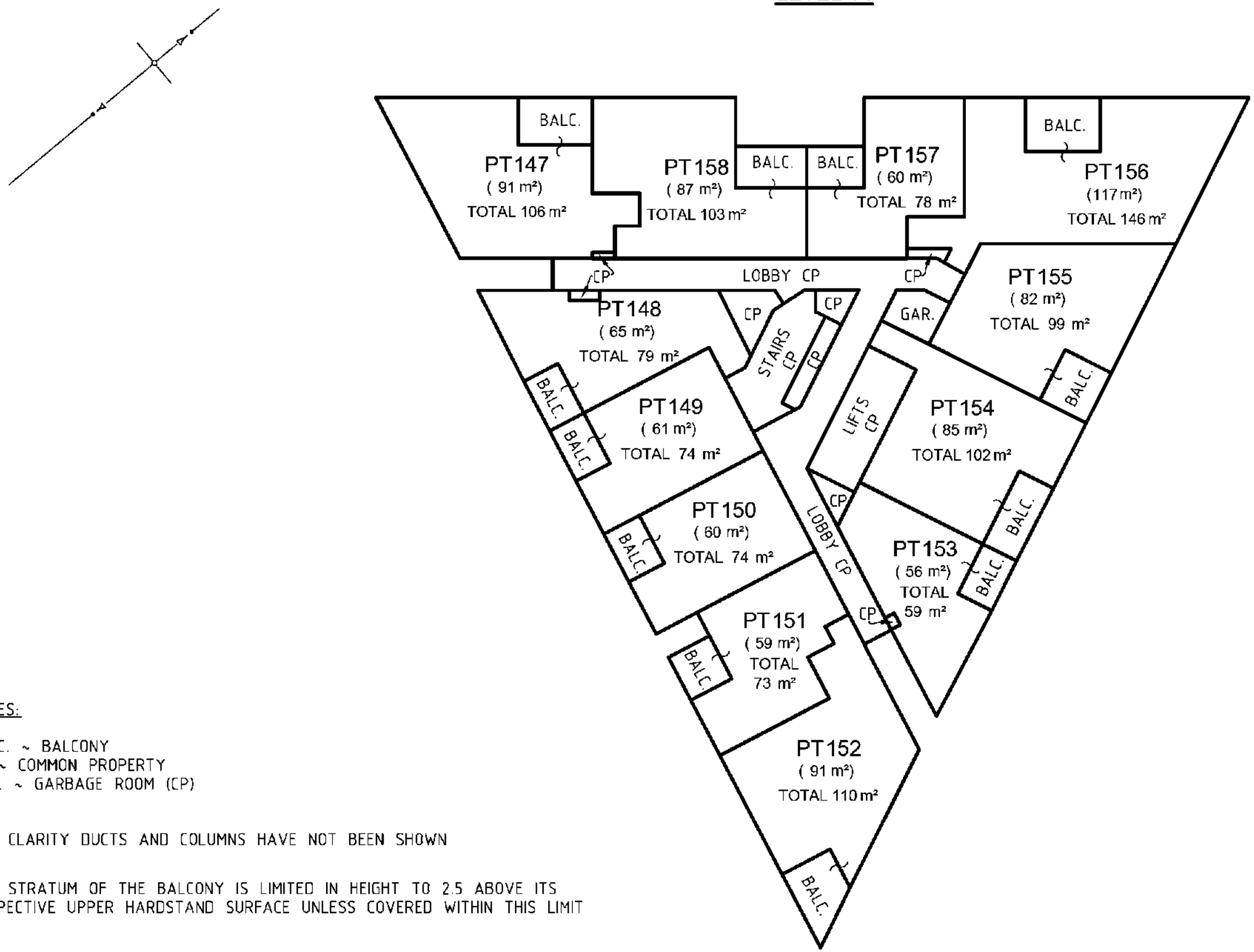
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1:		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:26 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 14



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

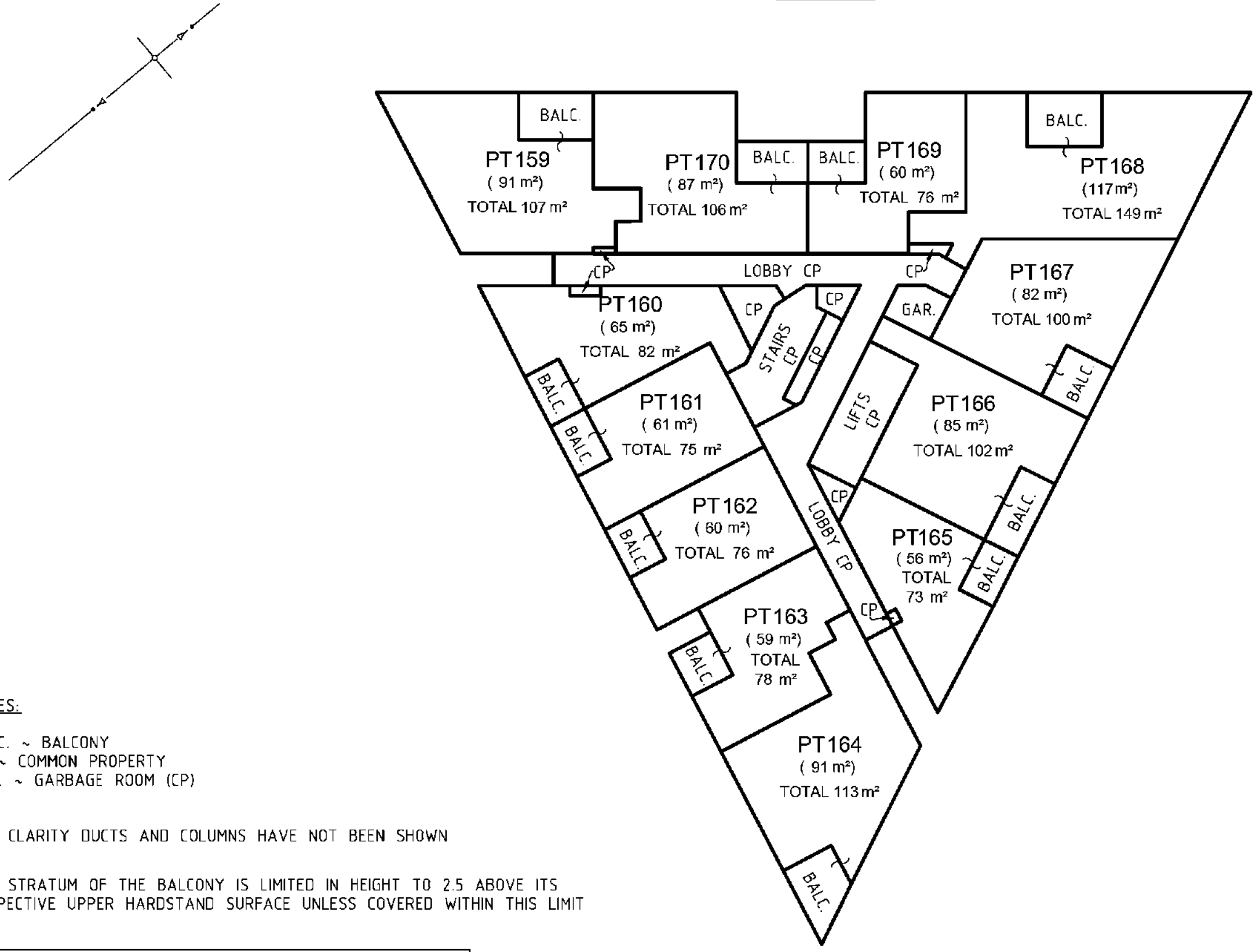
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:27 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 15



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

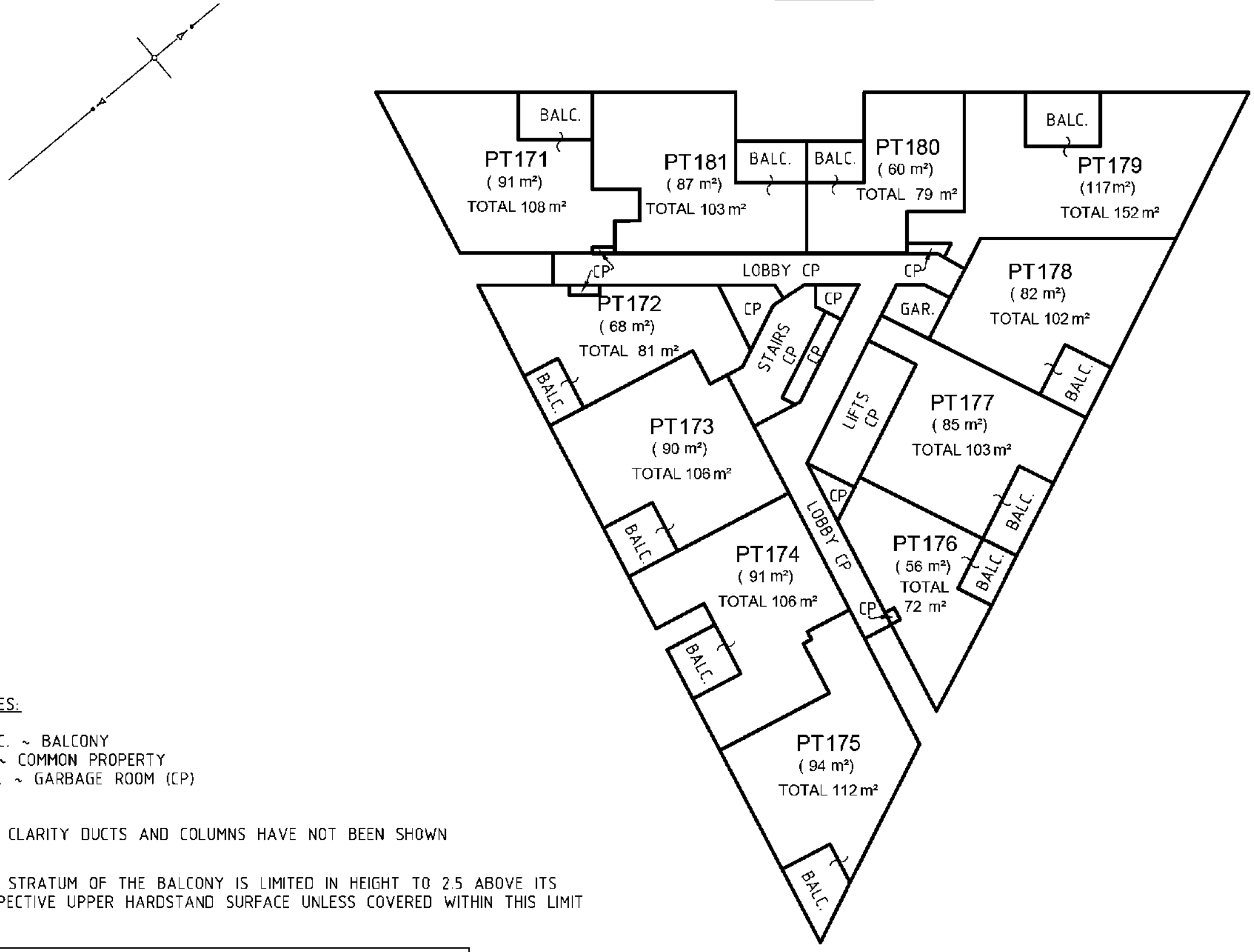
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:28 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 16



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

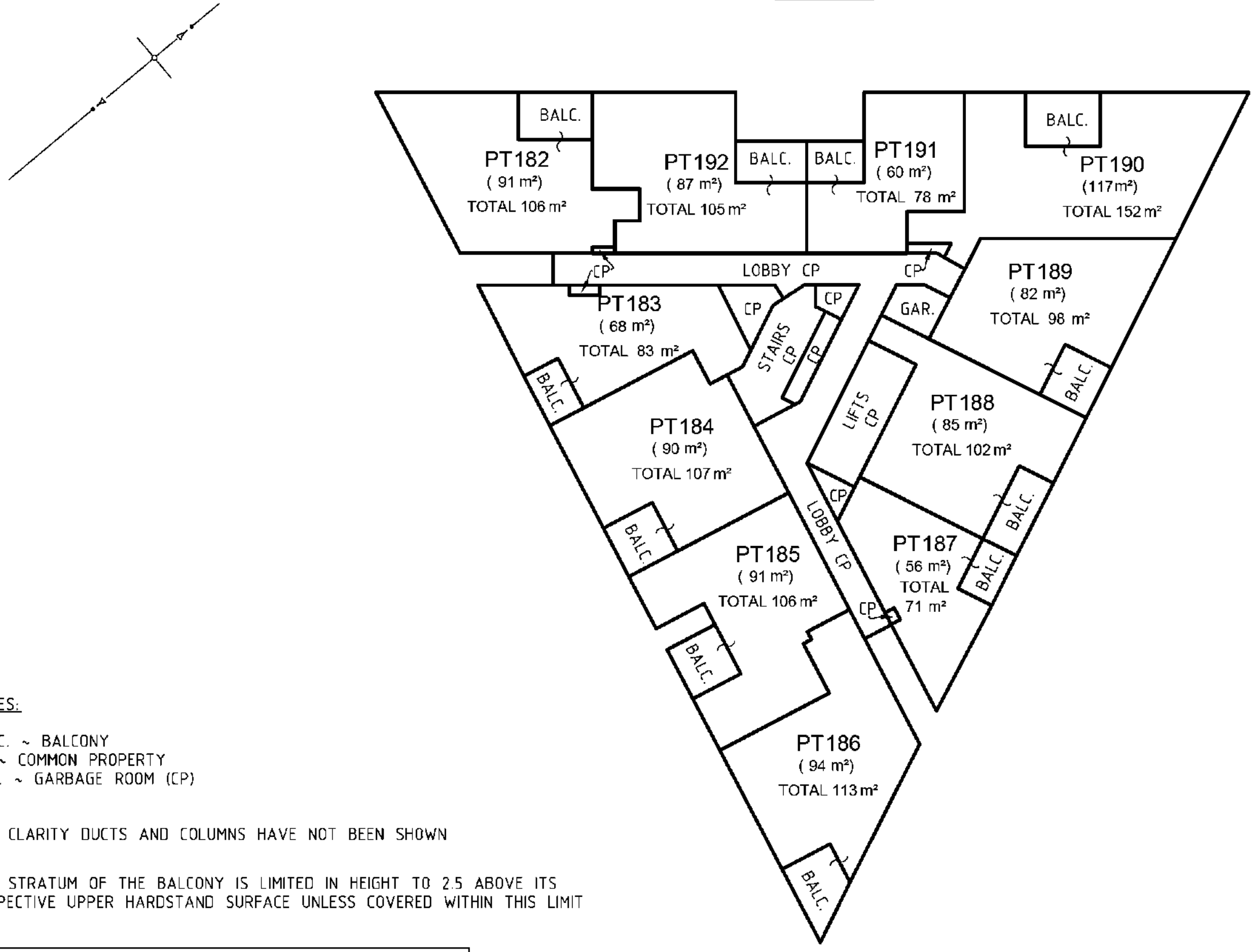
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769			
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	Registered 14.9.2018	SP97305

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:29 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 17



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

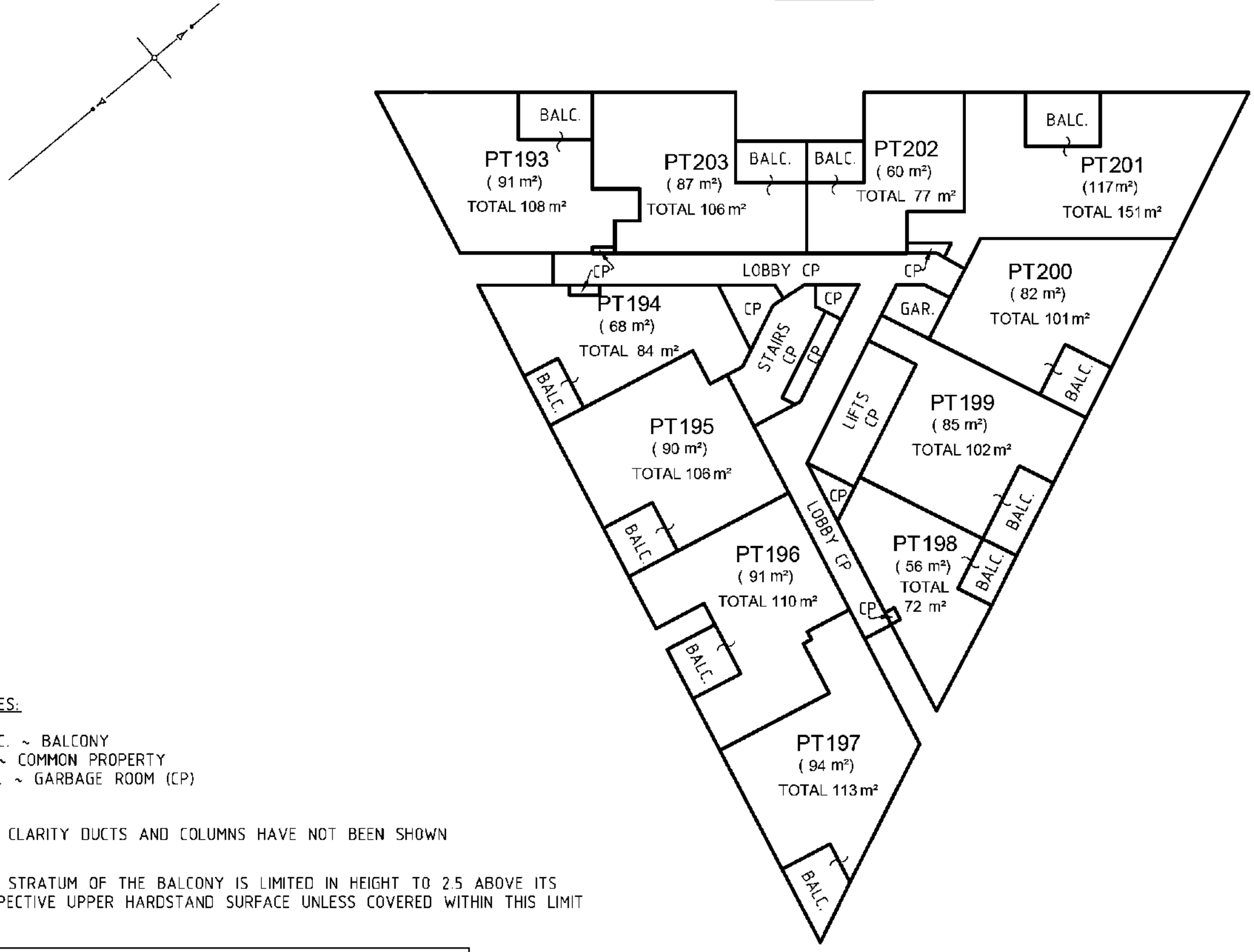
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769			
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	Registered 14.9.2018	SP97305

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:30 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 18



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

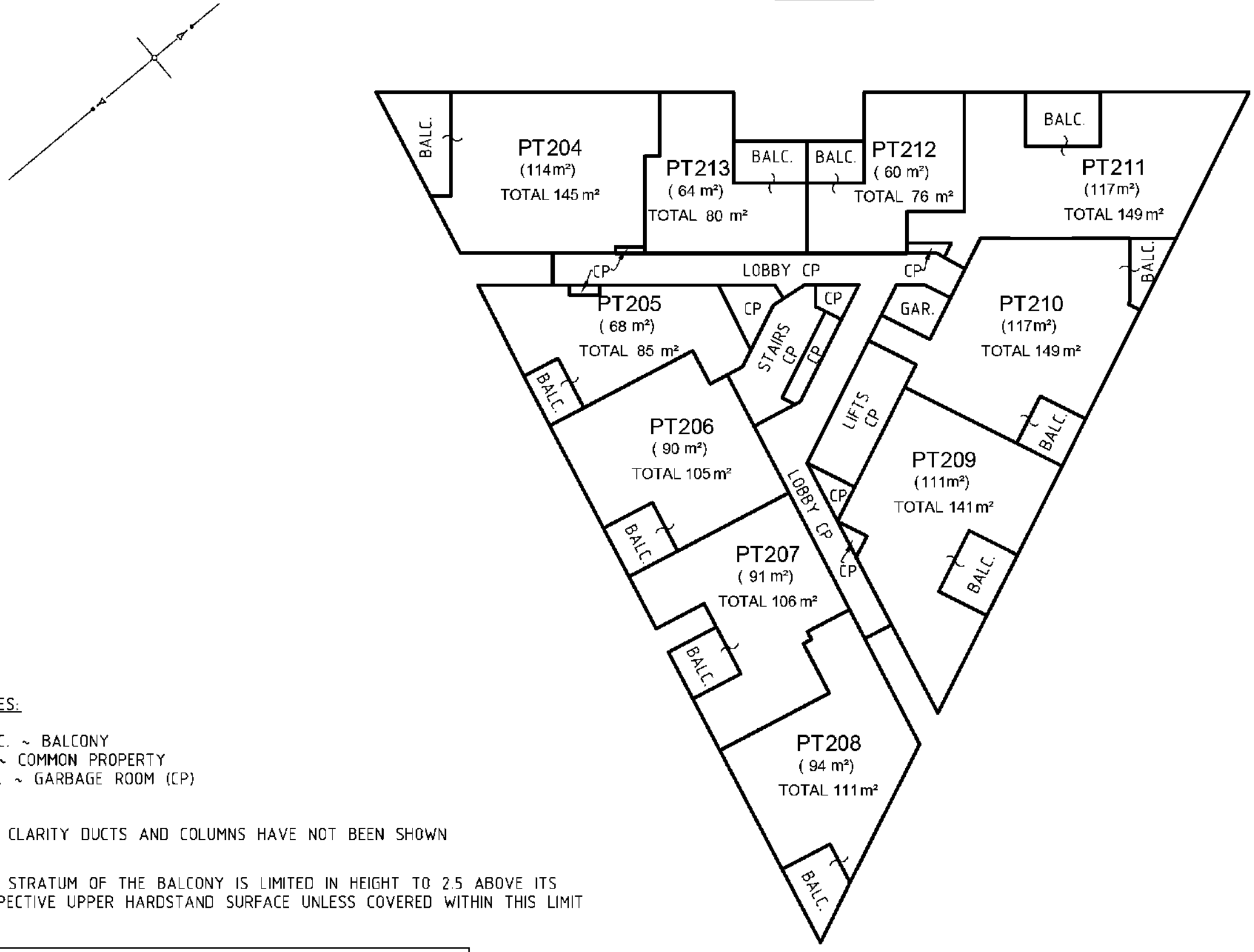
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: 250		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:31 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 19



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

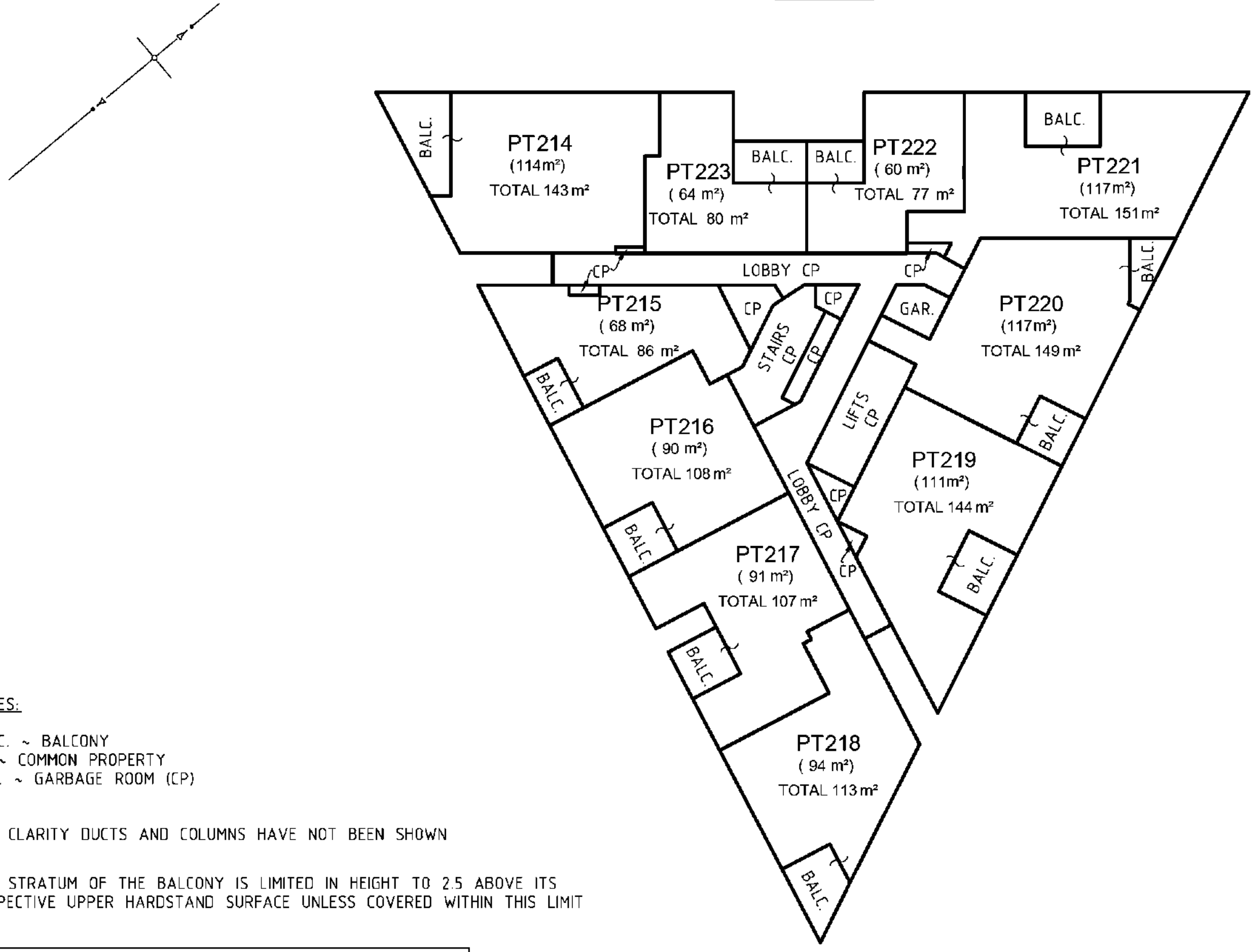
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769			
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	Registered 14.9.2018	SP97305

© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:32 of 54

LEVEL 20



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

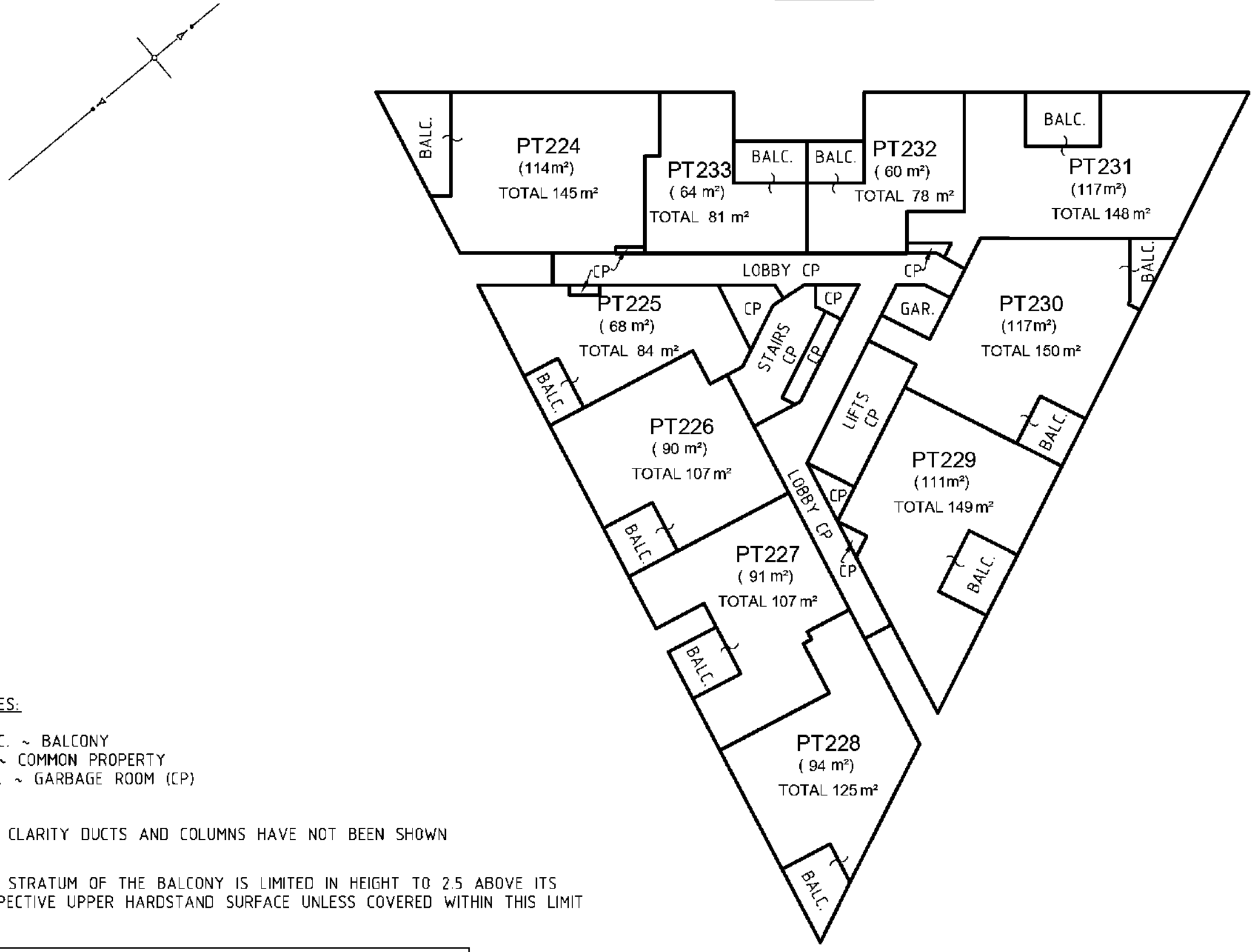
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	14.9.2018	

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:33 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 21



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

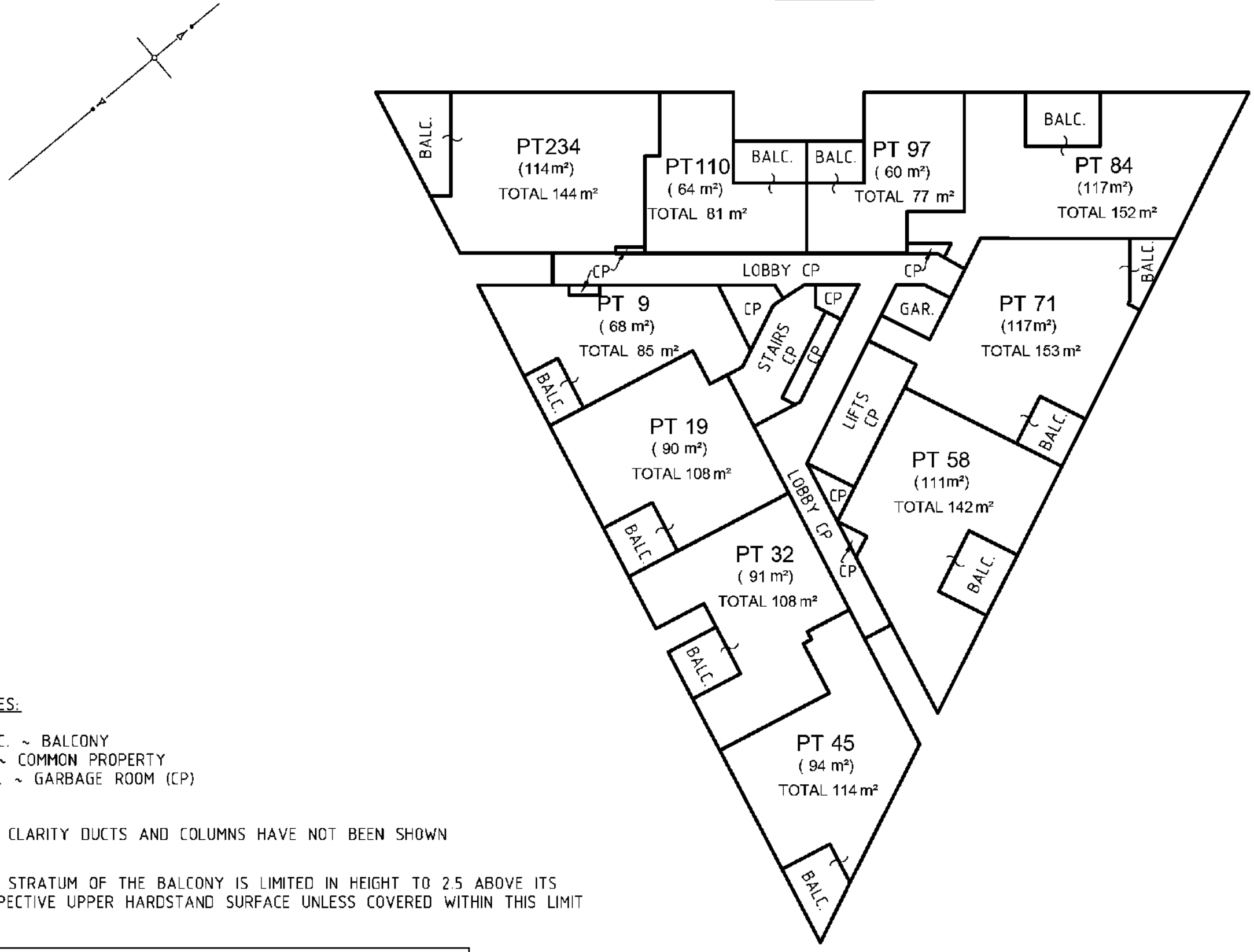
THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	14.9.2018	

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:34 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683

LEVEL 22



NOTES:

BALC. ~ BALCONY
CP ~ COMMON PROPERTY
GAR. ~ GARBAGE ROOM (CP)

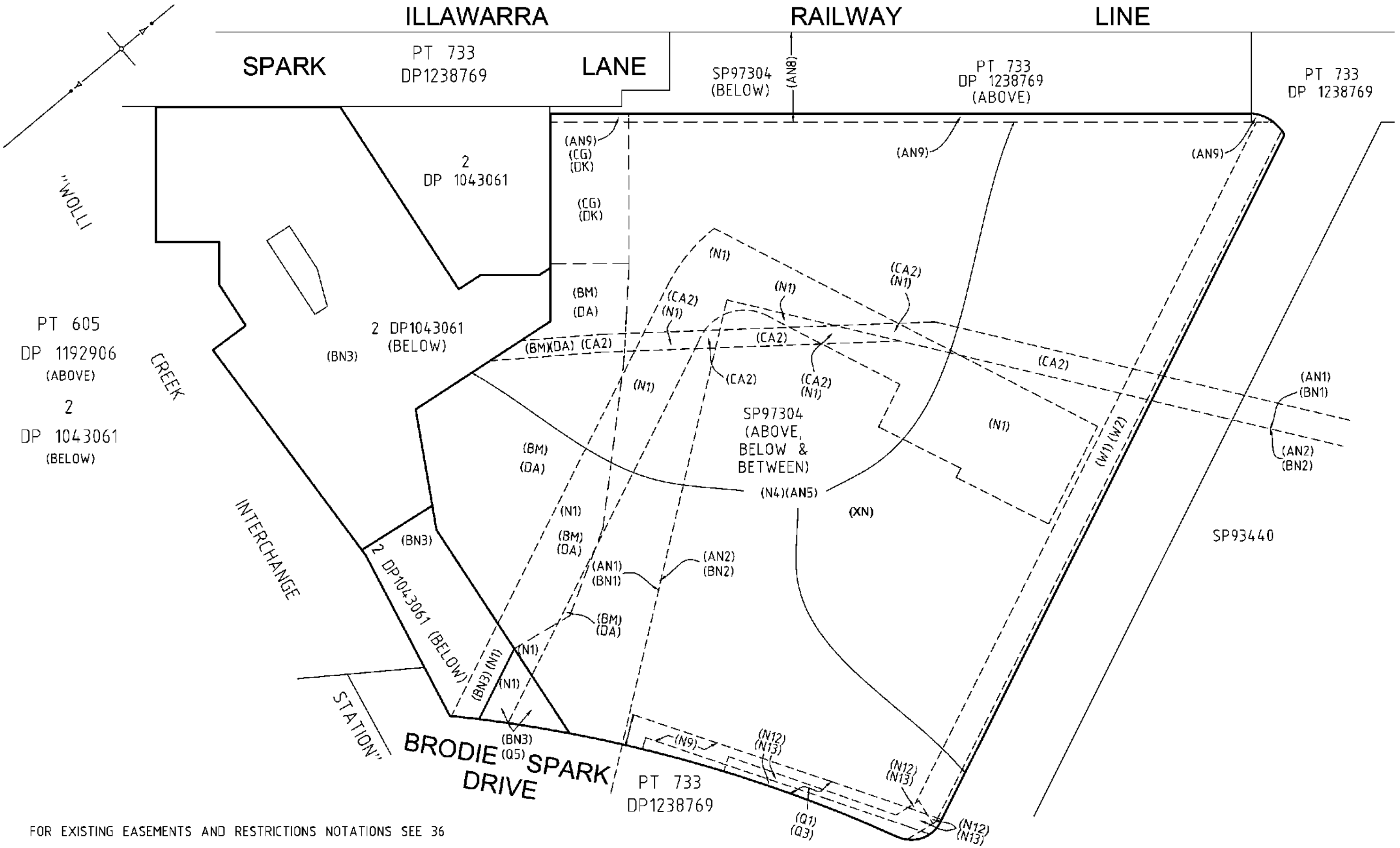
FOR CLARITY DUCTS AND COLUMNS HAVE NOT BEEN SHOWN

THE STRATUM OF THE BALCONY IS LIMITED IN HEIGHT TO 2.5 ABOVE ITS RESPECTIVE UPPER HARDSTAND SURFACE UNLESS COVERED WITHIN THIS LIMIT

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769			
Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]		LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 250 Lengths are in metres.	Registered 14.9.2018	SP97305

EXISTING EASEMENTS AND RESTRICTIONS



FOR EXISTING EASEMENTS AND RESTRICTIONS NOTATIONS SEE 36

SURVEYOR Name: MATTHEW GRAHAM SMITH Date: 18 JUNE, 2018 Surveyor's Reference: 27000 186SP [PPN SP97305]	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE Locality : WOLLI CREEK Reduction Ratio 1: 400 Lengths are in metres.	Registered 14.9.2018	SP97305

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:35 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

EXISTING EASEMENTS AND RESTRICTIONS NOTATIONS

EASEMENTS CREATED BY DP 1019205

(A) RESTRICTION ON THE USE OF LAND
(D) EASEMENT FOR SUPPORT OF SERVICES
(E) EASEMENT FOR NOISE AND VIBRATIONS
(F) EASEMENT FOR ELECTROLYSIS
(G) EASEMENT FOR EMISSION OF SMOKE
(J) RESTRICTION ON THE USE OF THE LAND

EASEMENTS CREATED BY DP 1043061

(BA) RESTRICTION ON THE USE OF LAND
(BB) RESTRICTION ON THE USE OF LAND
(BE) EASEMENT FOR SUPPORT OF SERVICES
(BF) EASEMENT FOR SUPPORT OF SERVICES
(BG) EASEMENT FOR NOISE AND VIBRATIONS
(BH) EASEMENT FOR NOISE AND VIBRATIONS
(BI) EASEMENT FOR ELECTROLYSIS
(BJ) EASEMENT FOR ELECTROLYSIS
(BK) EASEMENT FOR EMISSION OF SMOKE
(BL) EASEMENT FOR EMISSION OF SMOKE
(BM) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(BN) RESTRICTION ON USE OF LAND
(BO) EASEMENT FOR EMERGENCY EGRESS)
(BP) RESTRICTION ON THE USE OF LAND
(BR) EASEMENT FOR SUPPORT OF SERVICES
(CC) EASEMENT FOR VENTILATION
(CG) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DH) EASEMENT FOR VENTILATION
(DK) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DM) RESTRICTION ON USE OF LAND

(RE) AFFECTED BY RESTRICTIONS ON USE OF LAND
(9232492, 9232493, 9232494, 9232495, 9232496, 9232497)

EASEMENTS CREATED BY DP1192909

(N1) EASEMENT FOR ACCESS (TEMPORARY VEHICULAR USE) 6 WIDE AND VARIABLE WIDTH
(N4) EASEMENT FOR ACCESS VARIABLE WIDTH LIMITED IN STRATUM
(N9) EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 2 AND 3.3 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1216129

(CA2) EASEMENT FOR DRAINAGE 2 AND 3 WIDE LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1203156

(N12) EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE LIMITED IN STRATUM
(N13) EASEMENT FOR ACCESS AND DRAINAGE PURPOSES 13.5 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1219922

(W1) EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE LIMITED IN STRATUM
(W2) EASEMENT FOR ACCESS AND DRAINAGE PURPOSES VARIABLE WIDTH LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1238769

(Q1) EASEMENT FOR SERVICES VARIABLE WIDTH LIMITED IN STRATUM
(Q3) EASEMENT FOR PUBLIC ACCESS 3.375, 8.365 & VARIABLE WIDTH LIMITED IN STRATUM
(Q4) EASEMENT FOR ACCESS VARIABLE WIDTH UNLIMITED IN DEPTH AND LIMITED IN STRATUM
(Q5) RIGHT OF FOOTWAY VARIABLE WIDTH LIMITED IN STRATUM

(AN1) DENOTES BENEFITED BY:
(BC) EASEMENT FOR SUPPORT (D.P1043061)
(BD) EASEMENT FOR SERVICES (D.P1043061)
(BS) EASEMENT FOR SUPPORT (D.P1043061)
(BV) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH (D.P1043061)
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE (D.P1043061)
(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE (DP.1043061)
(CF) EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH (D.P1043061)

(AN2) DENOTES BENEFITED BY:
(B) EASEMENT FOR SUPPORT (D.P1019205)
(C) EASEMENT FOR SERVICES LIMITED IN STRATUM (D.P1019205)

(AN5) DENOTES:

BENEFITTED BY:
- EASEMENT FOR SUPPORT OF STRUCTURAL BEAMS VARIABLE WIDTH LIMITED IN STRATUM (DP1151381)
- EASEMENT FOR SUPPORT OF STRUCTURAL PILES 2 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (DP1151381)
- EASEMENT FOR SERVICES VARIABLE WIDTH LIMITED IN STRATUM (DP1161708)
- EASEMENT FOR CONSTRUCTION ACCESS AND SERVICES (DP1172312)
- EASEMENT FOR SUPPORT AND SHELTER (DP1172312)
- EASEMENT FOR SERVICES (DP1172312)
- EASEMENT FOR ACCESS VARIABLE WIDTH LIMITED IN STRATUM (DP1161708)
- EASEMENT FOR DRAINAGE VARIABLE WIDTH (DP1191045)
- EASEMENT FOR SERVICES (DP1191045)

AFFECTED BY:
- POSITIVE COVENANT (NUMBERED 17) (DP1084509)
- POSITIVE COVENANT (DP1203156)

(BN1) DENOTES AFFECTED BY FOLLOWING EASEMENTS:
(BG),(BH),(BI),(BJ),(BK),(BL),(BO)
AND FOLLOWING RESTRICTIONS ON THE USE OF LAND:
(BA),(BB),(BN),(BP),(DB),(DC),(DM) & (RE)

(BN2) DENOTES AFFECTED BY FOLLOWING EASEMENTS:
(G),(D),(E) AND (F)
(A) (J)
AND FOLLOWING RESTRICTIONS ON THE USE OF LAND:

(BN3) DENOTES AFFECTED BY FOLLOWING EASEMENTS:
(BE),(BF),(BG),(BH),(BI),(BJ),(BK),(BL),(BO),(BR),(CC),(DE) & (DH)
AND FOLLOWING RESTRICTIONS ON THE USE OF LAND:
(BA),(BB),(BN),(BP),(DB),(DC),(DM) & (RE)

(AN9) DENOTES THAT PART OF LOTS 731 & 733 PREVIOUSLY PART OF LOT 709 IN DP1214865 AND IS:

BURDENED BY:
- EASEMENT FOR SUPPORT AND SHELTER (DP1217544)
- EASEMENT FOR SERVICES (DP1217544)
- POSITIVE COVENANT (MAINTENANCE OF FOOTPATH, DRAINAGE, PLAZA) (DP1217544)
- POSITIVE COVENANT (MAINTENANCE OF STORMWATER PIPES, CULVERTS) (DP1217544)
- POSITIVE COVENANT (MAINTENANCE OF THE STORMWATER SYSTEM AND OVERLAND FLOW) (DP1217544)

BENEFITED BY:
- EASEMENT FOR SUPPORT AND SHELTER (DP1217544)
- EASEMENT FOR SERVICES (DP1217544)

EXISTING EASEMENTS AFFECTING WHOLE OF LOTS
- EASEMENT FOR SUPPORT AND SHELTER (DP1192909)(DP1238769)
- EASEMENT FOR SERVICES (DP1192909)(DP1238769)
- EASEMENT FOR ACCESS CONSTRUCTION AND SPECIFIED SERVICES (DP1192909)
- EASEMENT FOR ACCESS TO SHARED FACILITIES (DP1192909)(DP1238769)
- EASEMENT TO USE FIRE STAIRS (DP1192909)
- POSITIVE COVENANT (DP1219922)
- RIGHT TO USE FIRE STAIRS AND EGRESS (WHOLE OF LOTS) (DP 1238769)
- EASEMENT FOR CONSTRUCTION ACCESS (WHOLE OF LOTS) (DP 1238769)
- RESTRICTION ON THE USE OF LAND (DP1238769)
- POSITIVE COVENANT (ITEM 13 DP1238769)
- POSITIVE COVENANT (ITEM 14 DP1238769)
- POSITIVE COVENANT (ITEM 15 DP1238769)

(XN) BENEFITED BY:
- EASEMENT FOR SERVICES VARIABLE WIDTH (DP1217544)
- EASEMENT FOR FIRE, LIGHT AND VENTILATION VARIABLE WIDTH (DP1235269)

SURVEYOR	PLAN OF SUBDIVISION OF LOT 732 DP 1238769	LGA: BAYSIDE	Registered	SP97305
Name: MATTHEW GRAHAM SMITH		Locality : WOLLI CREEK	14.9.2018	
Date: 18 JUNE, 2018		Reduction Ratio 1: N/A		
Surveyor's Reference: 27000 186SP [PPN SP97305]		Lengths are in metres.		

Reg:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:36 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:37 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.01	STRATA PLAN ADMINISTRATION SHEET	Sheet 1 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

PLAN OF SUBDIVISION OF LOT 732 IN DP1238769

LGA: BAYSIDE
Locality: WOLLI CREEK
Parish: ST GEORGE
County: CUMBERLAND

This is a ***FREEHOLD/*~~LEASEHOLD~~** Strata Scheme

Address for Service of Documents

9 BRODIE SPARK DRIVE,
WOLLI CREEK, NSW 2205

Provide an Australian postal address including a postcode

The by-laws adopted for the scheme are:

* ~~Model by-laws for residential strata schemes together with:~~
~~Keeping of animals: Option *A/*B~~
~~Smoke penetration: Option *A/*B~~
(see Schedule 3 *Strata Schemes Management Regulation 2016*)

* The strata by-laws lodged with the plan.

Surveyor's Certificate

I, MATTHEW GRAHAM SMITH,
of LTS LOCKLEY, LOCKED BAG 5, GORDON NSW 2072,
being a land surveyor registered under the *Surveying and Spatial Information Act 2002*, certify that the information shown in the accompanying plan is accurate and each applicable requirement of Schedule 1 of the *Strata Schemes Development Act 2015* has been met.

*The building encroaches on:

*~~(a) a public place~~

*(b) land other than a public place and an appropriate easement to permit the encroachment has been created by ^ DP1242191

Signature: .....
Date: 13-07-18
Surveyor ID: 8650
Surveyor's Reference: 27000 186SP [PPN SP97305]

^ Insert the deposited plan number or dealing number of the instrument that created the easement

Strata Certificate (Accredited Certifier)

I GORDON WREN being an Accredited Certifier, accreditation number BPB 0447, certify that in regards to the strata plan with this certificate, I have made the required inspections and I am satisfied the plan complies with clause 17 *Strata Schemes Development Regulation 2016* and the relevant parts of Section 58 *Strata Schemes Development Act 2015*.

*~~(a) This plan is part of a development scheme.~~

*(b) The building encroaches on a public place and in accordance with section 62(3) *Strata Schemes Development Act 2015* the local council has granted a relevant planning approval that is in force for the building with the encroachment or for the subdivision specifying the existence of the encroachment.

*(c) This certificate is given on the condition contained in the relevant planning approval that lot(s) ^..... will be created as utility lots and restricted in accordance with ~~section 63 *Strata Schemes Development Act 2015*~~.

Certificate Reference: SC3101
Relevant Planning Approval No.: CDC 1199
issued by: GORDON WREN
Signature: .....
Date: 20th July 2018

^ Insert lot numbers of proposed utility lots.

* Strike through if inapplicable

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:38 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.07	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 2 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

VALUER'S CERTIFICATE

I, Jarrad Owen being a qualified valuer, as defined in the *Strata Schemes Development Act 2015*, certify that the unit entitlements shown in the schedule herewith are apportioned in accordance with Schedule 2 *Strata Schemes Development Act 2015*

Signature: ..... Date 19/07/18

SCHEDULE OF UNIT ENTITLEMENT

LOT NO	UE	LOT NO	UE	LOT NO	UE
1.	45	28.	32	55.	55
2.	31	29.	63	56.	33
3.	29	30.	35	57.	45
4.	28	31.	45	58.	64
5.	31	32.	53	59.	46
6.	45	33.	45	60.	35
7.	32	34.	35	61.	30
8.	44	35.	33	62.	29
9.	41	36.	29	63.	32
10.	45	37.	32	64.	47
11.	31	38.	46	65.	28
12.	29	39.	29	66.	44
13.	28	40.	44	67.	42
14.	32	41.	41	68.	56
15.	46	42.	54	69.	30
16.	29	43.	29	70.	46
17.	33	44.	45	71.	67
18.	45	45.	52	72.	46
19.	53	46.	45	73.	33
20.	45	47.	32	74.	33
21.	32	48.	33	75.	33
22.	29	49.	32	76.	29
23.	32	50.	29	77.	47
24.	31	51.	46	78.	28
25.	46	52.	29	79.	45
26.	32	53.	44	80.	42
27.	50	54.	42	81.	56

Surveyor's Reference: 27000 186SP [PAN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:39 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	STRATA PLAN ADMINISTRATION SHEET	Sheet 3 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

SCHEDULE OF UNIT ENTITLEMENT (CONT'D)

LOT NO	UE	LOT NO	UE	LOT NO	UE
82.	33	112.	36	142.	46
83.	46	113.	34	143.	44
84.	67	114.	34	144.	57
85.	46	115.	33	145.	35
86.	36	116.	48	146.	47
87.	30	117.	33	147.	47
88.	30	118.	45	148.	37
89.	33	119.	43	149.	35
90.	47	120.	57	150.	34
91.	29	121.	34	151.	34
92.	45	122.	47	152.	48
93.	42	123.	47	153.	33
94.	56	124.	37	154.	46
95.	34	125.	34	155.	44
96.	46	126.	34	156.	57
97.	36	127.	33	157.	35
98.	46	128.	48	158.	47
99.	36	129.	33	159.	48
100.	34	130.	46	160.	38
101.	33	131.	43	161.	35
102.	33	132.	57	162.	35
103.	47	133.	34	163.	34
104.	29	134.	47	164.	49
105.	45	135.	47	165.	34
106.	43	136.	37	166.	46
107.	56	137.	35	167.	44
108.	34	138.	34	168.	58
109.	46	139.	34	169.	34
110.	37	140.	48	170.	48
111.	47	141.	33	171.	48

Surveyor's Reference: 27000 186SP [PAN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:40 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 4 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

SCHEDULE OF UNIT ENTITLEMENT (CONT'D)

LOT NO	UE	LOT NO	UE	LOT NO	UE
172.	39	194.	40	216.	52
173.	51	195.	52	217.	52
174.	51	196.	52	218.	51
175.	50	197.	51	219.	64
176.	34	198.	34	220.	65
177.	47	199.	47	221.	66
178.	44	200.	45	222.	36
179.	58	201.	58	223.	37
180.	34	202.	35	224.	60
181.	48	203.	48	225.	40
182.	48	204.	60	226.	53
183.	39	205.	40	227.	53
184.	52	206.	52	228.	52
185.	52	207.	52	229.	64
186.	51	208.	51	230.	66
187.	34	209.	64	231.	66
188.	47	210.	65	232.	36
189.	45	211.	66	233.	37
190.	58	212.	35	234.	61
191.	35	213.	36	TOTAL	10000
192.	48	214.	60		
193.	48	215.	40		

Surveyor's Reference: 27000 186SP [PAN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:41 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	STRATA PLAN ADMINISTRATION SHEET	Sheet 5 of 18 sheet(s)

Office Use Only

Registered: 14.9.2018

Office Use Only

SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of Intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
CP		9	BRODIE SPARK	DRIVE	WOLLI CREEK
1	201	9	BRODIE SPARK	DRIVE	WOLLI CREEK
2	202	9	BRODIE SPARK	DRIVE	WOLLI CREEK
3	203	9	BRODIE SPARK	DRIVE	WOLLI CREEK
4	204	9	BRODIE SPARK	DRIVE	WOLLI CREEK
5	205	9	BRODIE SPARK	DRIVE	WOLLI CREEK
6	206	9	BRODIE SPARK	DRIVE	WOLLI CREEK
7	207	9	BRODIE SPARK	DRIVE	WOLLI CREEK
8	208	9	BRODIE SPARK	DRIVE	WOLLI CREEK
9	2202	9	BRODIE SPARK	DRIVE	WOLLI CREEK
10	301	9	BRODIE SPARK	DRIVE	WOLLI CREEK
11	302	9	BRODIE SPARK	DRIVE	WOLLI CREEK
12	303	9	BRODIE SPARK	DRIVE	WOLLI CREEK
13	304	9	BRODIE SPARK	DRIVE	WOLLI CREEK
14	305	9	BRODIE SPARK	DRIVE	WOLLI CREEK
15	306	9	BRODIE SPARK	DRIVE	WOLLI CREEK
16	307	9	BRODIE SPARK	DRIVE	WOLLI CREEK
17	308	9	BRODIE SPARK	DRIVE	WOLLI CREEK
18	309	9	BRODIE SPARK	DRIVE	WOLLI CREEK
19	2203	9	BRODIE SPARK	DRIVE	WOLLI CREEK
20	401	9	BRODIE SPARK	DRIVE	WOLLI CREEK
21	402	9	BRODIE SPARK	DRIVE	WOLLI CREEK
22	403	9	BRODIE SPARK	DRIVE	WOLLI CREEK
23	404	9	BRODIE SPARK	DRIVE	WOLLI CREEK
24	405	9	BRODIE SPARK	DRIVE	WOLLI CREEK
25	406	9	BRODIE SPARK	DRIVE	WOLLI CREEK
26	407	9	BRODIE SPARK	DRIVE	WOLLI CREEK
27	408	9	BRODIE SPARK	DRIVE	WOLLI CREEK
28	409	9	BRODIE SPARK	DRIVE	WOLLI CREEK
29	410	9	BRODIE SPARK	DRIVE	WOLLI CREEK
30	411	9	BRODIE SPARK	DRIVE	WOLLI CREEK
31	412	9	BRODIE SPARK	DRIVE	WOLLI CREEK
32	2204	9	BRODIE SPARK	DRIVE	WOLLI CREEK
33	501	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PPN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:42 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 6 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
34	502	9	BRODIE SPARK	DRIVE	WOLLI CREEK
35	503	9	BRODIE SPARK	DRIVE	WOLLI CREEK
36	504	9	BRODIE SPARK	DRIVE	WOLLI CREEK
37	505	9	BRODIE SPARK	DRIVE	WOLLI CREEK
38	506	9	BRODIE SPARK	DRIVE	WOLLI CREEK
39	507	9	BRODIE SPARK	DRIVE	WOLLI CREEK
40	508	9	BRODIE SPARK	DRIVE	WOLLI CREEK
41	509	9	BRODIE SPARK	DRIVE	WOLLI CREEK
42	510	9	BRODIE SPARK	DRIVE	WOLLI CREEK
43	511	9	BRODIE SPARK	DRIVE	WOLLI CREEK
44	512	9	BRODIE SPARK	DRIVE	WOLLI CREEK
45	2205	9	BRODIE SPARK	DRIVE	WOLLI CREEK
46	601	9	BRODIE SPARK	DRIVE	WOLLI CREEK
47	602	9	BRODIE SPARK	DRIVE	WOLLI CREEK
48	603	9	BRODIE SPARK	DRIVE	WOLLI CREEK
49	604	9	BRODIE SPARK	DRIVE	WOLLI CREEK
50	605	9	BRODIE SPARK	DRIVE	WOLLI CREEK
51	606	9	BRODIE SPARK	DRIVE	WOLLI CREEK
52	607	9	BRODIE SPARK	DRIVE	WOLLI CREEK
53	608	9	BRODIE SPARK	DRIVE	WOLLI CREEK
54	609	9	BRODIE SPARK	DRIVE	WOLLI CREEK
55	610	9	BRODIE SPARK	DRIVE	WOLLI CREEK
56	611	9	BRODIE SPARK	DRIVE	WOLLI CREEK
57	612	9	BRODIE SPARK	DRIVE	WOLLI CREEK
58	2206	9	BRODIE SPARK	DRIVE	WOLLI CREEK
59	701	9	BRODIE SPARK	DRIVE	WOLLI CREEK
60	702	9	BRODIE SPARK	DRIVE	WOLLI CREEK
61	703	9	BRODIE SPARK	DRIVE	WOLLI CREEK
62	704	9	BRODIE SPARK	DRIVE	WOLLI CREEK
63	705	9	BRODIE SPARK	DRIVE	WOLLI CREEK
64	706	9	BRODIE SPARK	DRIVE	WOLLI CREEK
65	707	9	BRODIE SPARK	DRIVE	WOLLI CREEK
66	708	9	BRODIE SPARK	DRIVE	WOLLI CREEK
67	709	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PRN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:43 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 7 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
68	710	9	BRODIE SPARK	DRIVE	WOLLI CREEK
69	711	9	BRODIE SPARK	DRIVE	WOLLI CREEK
70	712	9	BRODIE SPARK	DRIVE	WOLLI CREEK
71	2207	9	BRODIE SPARK	DRIVE	WOLLI CREEK
72	801	9	BRODIE SPARK	DRIVE	WOLLI CREEK
73	802	9	BRODIE SPARK	DRIVE	WOLLI CREEK
74	803	9	BRODIE SPARK	DRIVE	WOLLI CREEK
75	804	9	BRODIE SPARK	DRIVE	WOLLI CREEK
76	805	9	BRODIE SPARK	DRIVE	WOLLI CREEK
77	806	9	BRODIE SPARK	DRIVE	WOLLI CREEK
78	807	9	BRODIE SPARK	DRIVE	WOLLI CREEK
79	808	9	BRODIE SPARK	DRIVE	WOLLI CREEK
80	809	9	BRODIE SPARK	DRIVE	WOLLI CREEK
81	810	9	BRODIE SPARK	DRIVE	WOLLI CREEK
82	811	9	BRODIE SPARK	DRIVE	WOLLI CREEK
83	812	9	BRODIE SPARK	DRIVE	WOLLI CREEK
84	2208	9	BRODIE SPARK	DRIVE	WOLLI CREEK
85	901	9	BRODIE SPARK	DRIVE	WOLLI CREEK
86	902	9	BRODIE SPARK	DRIVE	WOLLI CREEK
87	903	9	BRODIE SPARK	DRIVE	WOLLI CREEK
88	904	9	BRODIE SPARK	DRIVE	WOLLI CREEK
89	905	9	BRODIE SPARK	DRIVE	WOLLI CREEK
90	906	9	BRODIE SPARK	DRIVE	WOLLI CREEK
91	907	9	BRODIE SPARK	DRIVE	WOLLI CREEK
92	908	9	BRODIE SPARK	DRIVE	WOLLI CREEK
93	909	9	BRODIE SPARK	DRIVE	WOLLI CREEK
94	910	9	BRODIE SPARK	DRIVE	WOLLI CREEK
95	911	9	BRODIE SPARK	DRIVE	WOLLI CREEK
96	912	9	BRODIE SPARK	DRIVE	WOLLI CREEK
97	2209	9	BRODIE SPARK	DRIVE	WOLLI CREEK
98	1001	9	BRODIE SPARK	DRIVE	WOLLI CREEK
99	1002	9	BRODIE SPARK	DRIVE	WOLLI CREEK
100	1003	9	BRODIE SPARK	DRIVE	WOLLI CREEK
101	1004	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PPN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:44 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 8 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
102	1005	9	BRODIE SPARK	DRIVE	WOLLI CREEK
103	1006	9	BRODIE SPARK	DRIVE	WOLLI CREEK
104	1007	9	BRODIE SPARK	DRIVE	WOLLI CREEK
105	1008	9	BRODIE SPARK	DRIVE	WOLLI CREEK
106	1009	9	BRODIE SPARK	DRIVE	WOLLI CREEK
107	1010	9	BRODIE SPARK	DRIVE	WOLLI CREEK
108	1011	9	BRODIE SPARK	DRIVE	WOLLI CREEK
109	1012	9	BRODIE SPARK	DRIVE	WOLLI CREEK
110	2210	9	BRODIE SPARK	DRIVE	WOLLI CREEK
111	1101	9	BRODIE SPARK	DRIVE	WOLLI CREEK
112	1102	9	BRODIE SPARK	DRIVE	WOLLI CREEK
113	1103	9	BRODIE SPARK	DRIVE	WOLLI CREEK
114	1104	9	BRODIE SPARK	DRIVE	WOLLI CREEK
115	1105	9	BRODIE SPARK	DRIVE	WOLLI CREEK
116	1106	9	BRODIE SPARK	DRIVE	WOLLI CREEK
117	1107	9	BRODIE SPARK	DRIVE	WOLLI CREEK
118	1108	9	BRODIE SPARK	DRIVE	WOLLI CREEK
119	1109	9	BRODIE SPARK	DRIVE	WOLLI CREEK
120	1110	9	BRODIE SPARK	DRIVE	WOLLI CREEK
121	1111	9	BRODIE SPARK	DRIVE	WOLLI CREEK
122	1112	9	BRODIE SPARK	DRIVE	WOLLI CREEK
123	1201	9	BRODIE SPARK	DRIVE	WOLLI CREEK
124	1202	9	BRODIE SPARK	DRIVE	WOLLI CREEK
125	1203	9	BRODIE SPARK	DRIVE	WOLLI CREEK
126	1204	9	BRODIE SPARK	DRIVE	WOLLI CREEK
127	1205	9	BRODIE SPARK	DRIVE	WOLLI CREEK
128	1206	9	BRODIE SPARK	DRIVE	WOLLI CREEK
129	1207	9	BRODIE SPARK	DRIVE	WOLLI CREEK
130	1208	9	BRODIE SPARK	DRIVE	WOLLI CREEK
131	1209	9	BRODIE SPARK	DRIVE	WOLLI CREEK
132	1210	9	BRODIE SPARK	DRIVE	WOLLI CREEK
133	1211	9	BRODIE SPARK	DRIVE	WOLLI CREEK
134	1212	9	BRODIE SPARK	DRIVE	WOLLI CREEK
135	1301	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:45 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 9 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
136	1302	9	BRODIE SPARK	DRIVE	WOLLI CREEK
137	1303	9	BRODIE SPARK	DRIVE	WOLLI CREEK
138	1304	9	BRODIE SPARK	DRIVE	WOLLI CREEK
139	1305	9	BRODIE SPARK	DRIVE	WOLLI CREEK
140	1306	9	BRODIE SPARK	DRIVE	WOLLI CREEK
141	1307	9	BRODIE SPARK	DRIVE	WOLLI CREEK
142	1308	9	BRODIE SPARK	DRIVE	WOLLI CREEK
143	1309	9	BRODIE SPARK	DRIVE	WOLLI CREEK
144	1310	9	BRODIE SPARK	DRIVE	WOLLI CREEK
145	1311	9	BRODIE SPARK	DRIVE	WOLLI CREEK
146	1312	9	BRODIE SPARK	DRIVE	WOLLI CREEK
147	1401	9	BRODIE SPARK	DRIVE	WOLLI CREEK
148	1402	9	BRODIE SPARK	DRIVE	WOLLI CREEK
149	1403	9	BRODIE SPARK	DRIVE	WOLLI CREEK
150	1404	9	BRODIE SPARK	DRIVE	WOLLI CREEK
151	1405	9	BRODIE SPARK	DRIVE	WOLLI CREEK
152	1406	9	BRODIE SPARK	DRIVE	WOLLI CREEK
153	1407	9	BRODIE SPARK	DRIVE	WOLLI CREEK
154	1408	9	BRODIE SPARK	DRIVE	WOLLI CREEK
155	1409	9	BRODIE SPARK	DRIVE	WOLLI CREEK
156	1410	9	BRODIE SPARK	DRIVE	WOLLI CREEK
157	1411	9	BRODIE SPARK	DRIVE	WOLLI CREEK
158	1412	9	BRODIE SPARK	DRIVE	WOLLI CREEK
159	1501	9	BRODIE SPARK	DRIVE	WOLLI CREEK
160	1502	9	BRODIE SPARK	DRIVE	WOLLI CREEK
161	1503	9	BRODIE SPARK	DRIVE	WOLLI CREEK
162	1504	9	BRODIE SPARK	DRIVE	WOLLI CREEK
163	1505	9	BRODIE SPARK	DRIVE	WOLLI CREEK
164	1506	9	BRODIE SPARK	DRIVE	WOLLI CREEK
165	1507	9	BRODIE SPARK	DRIVE	WOLLI CREEK
166	1508	9	BRODIE SPARK	DRIVE	WOLLI CREEK
167	1509	9	BRODIE SPARK	DRIVE	WOLLI CREEK
168	1510	9	BRODIE SPARK	DRIVE	WOLLI CREEK
169	1511	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PLN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:46 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 10 of 18 sheet(s)

Office Use Only

Registered: 14.9.2018

Office Use Only

SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
170	1512	9	BRODIE SPARK	DRIVE	WOLLI CREEK
171	1601	9	BRODIE SPARK	DRIVE	WOLLI CREEK
172	1602	9	BRODIE SPARK	DRIVE	WOLLI CREEK
173	1603	9	BRODIE SPARK	DRIVE	WOLLI CREEK
174	1604	9	BRODIE SPARK	DRIVE	WOLLI CREEK
175	1605	9	BRODIE SPARK	DRIVE	WOLLI CREEK
176	1606	9	BRODIE SPARK	DRIVE	WOLLI CREEK
177	1607	9	BRODIE SPARK	DRIVE	WOLLI CREEK
178	1608	9	BRODIE SPARK	DRIVE	WOLLI CREEK
179	1609	9	BRODIE SPARK	DRIVE	WOLLI CREEK
180	1610	9	BRODIE SPARK	DRIVE	WOLLI CREEK
181	1611	9	BRODIE SPARK	DRIVE	WOLLI CREEK
182	1701	9	BRODIE SPARK	DRIVE	WOLLI CREEK
183	1702	9	BRODIE SPARK	DRIVE	WOLLI CREEK
184	1703	9	BRODIE SPARK	DRIVE	WOLLI CREEK
185	1704	9	BRODIE SPARK	DRIVE	WOLLI CREEK
186	1705	9	BRODIE SPARK	DRIVE	WOLLI CREEK
187	1706	9	BRODIE SPARK	DRIVE	WOLLI CREEK
188	1707	9	BRODIE SPARK	DRIVE	WOLLI CREEK
189	1708	9	BRODIE SPARK	DRIVE	WOLLI CREEK
190	1709	9	BRODIE SPARK	DRIVE	WOLLI CREEK
191	1710	9	BRODIE SPARK	DRIVE	WOLLI CREEK
192	1711	9	BRODIE SPARK	DRIVE	WOLLI CREEK
193	1801	9	BRODIE SPARK	DRIVE	WOLLI CREEK
194	1802	9	BRODIE SPARK	DRIVE	WOLLI CREEK
195	1803	9	BRODIE SPARK	DRIVE	WOLLI CREEK
196	1804	9	BRODIE SPARK	DRIVE	WOLLI CREEK
197	1805	9	BRODIE SPARK	DRIVE	WOLLI CREEK
198	1806	9	BRODIE SPARK	DRIVE	WOLLI CREEK
199	1807	9	BRODIE SPARK	DRIVE	WOLLI CREEK
200	1808	9	BRODIE SPARK	DRIVE	WOLLI CREEK
201	1809	9	BRODIE SPARK	DRIVE	WOLLI CREEK
202	1810	9	BRODIE SPARK	DRIVE	WOLLI CREEK
203	1811	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PIN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:47 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 11 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

STREET ADDRESS SCHEDULE

LOT NUMBER	SUB-ADDRESS NUMBER	ADDRESS NUMBER	ROAD NAME	ROAD TYPE	LOCALITY NAME
204	1901	9	BRODIE SPARK	DRIVE	WOLLI CREEK
205	1902	9	BRODIE SPARK	DRIVE	WOLLI CREEK
206	1903	9	BRODIE SPARK	DRIVE	WOLLI CREEK
207	1904	9	BRODIE SPARK	DRIVE	WOLLI CREEK
208	1905	9	BRODIE SPARK	DRIVE	WOLLI CREEK
209	1906	9	BRODIE SPARK	DRIVE	WOLLI CREEK
210	1907	9	BRODIE SPARK	DRIVE	WOLLI CREEK
211	1908	9	BRODIE SPARK	DRIVE	WOLLI CREEK
212	1919	9	BRODIE SPARK	DRIVE	WOLLI CREEK
213	1910	9	BRODIE SPARK	DRIVE	WOLLI CREEK
214	2001	9	BRODIE SPARK	DRIVE	WOLLI CREEK
215	2002	9	BRODIE SPARK	DRIVE	WOLLI CREEK
216	2003	9	BRODIE SPARK	DRIVE	WOLLI CREEK
217	2004	9	BRODIE SPARK	DRIVE	WOLLI CREEK
218	2005	9	BRODIE SPARK	DRIVE	WOLLI CREEK
219	2006	9	BRODIE SPARK	DRIVE	WOLLI CREEK
220	2007	9	BRODIE SPARK	DRIVE	WOLLI CREEK
221	2008	9	BRODIE SPARK	DRIVE	WOLLI CREEK
222	2009	9	BRODIE SPARK	DRIVE	WOLLI CREEK
223	2010	9	BRODIE SPARK	DRIVE	WOLLI CREEK
224	2101	9	BRODIE SPARK	DRIVE	WOLLI CREEK
225	2102	9	BRODIE SPARK	DRIVE	WOLLI CREEK
226	2103	9	BRODIE SPARK	DRIVE	WOLLI CREEK
227	2104	9	BRODIE SPARK	DRIVE	WOLLI CREEK
228	2105	9	BRODIE SPARK	DRIVE	WOLLI CREEK
229	2106	9	BRODIE SPARK	DRIVE	WOLLI CREEK
230	2107	9	BRODIE SPARK	DRIVE	WOLLI CREEK
231	2108	9	BRODIE SPARK	DRIVE	WOLLI CREEK
232	2109	9	BRODIE SPARK	DRIVE	WOLLI CREEK
233	2110	9	BRODIE SPARK	DRIVE	WOLLI CREEK
234	2201	9	BRODIE SPARK	DRIVE	WOLLI CREEK

Surveyor's Reference: 27000 186SP [PRN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:48 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 12 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by Matthew van Rijswijk.
as attorney for **Matthew van Rijswijk**
DISCOVERY POINT NO. 1 PTY LIMITED
ACN 093 909 758
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry.
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

EXECUTED by registered proprietors:

SIGNED by **Matthew van Rijswijk**
as attorney for
DISCOVERY POINT NO. 2 PTY LIMITED
ACN 097 478 776
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry.
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:49 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 13 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by
as attorney for **Matthew van Rijswijk**
DISCOVERY POINT NO. 3A PTY LIMITED
ACN 097 928 517
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

EXECUTED by registered proprietors:

SIGNED by
as attorney for **Matthew van Rijswijk**
DISCOVERY POINT NO. 3B PTY LIMITED
ACN 097 479 028
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:50 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 14 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by **Matthew van Rijswijk**
as attorney for
DISCOVERY POINT NO. 4 PTY LIMITED
ACN 097 479 082
under power of attorney dated
Book: 4735 **No:** 518

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

EXECUTED by registered proprietors:

SIGNED by **Matthew van Rijswijk**
as attorney for
DISCOVERY POINT NO. 5 PTY LIMITED
ACN 097 479 117
under power of attorney dated
Book: 4735 **No:** 518

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry.
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhode.
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PPN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:51 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 15 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by
as attorney for
DISCOVERY POINT NO. 6 PTY LIMITED
ACN 100 561 215
under power of attorney dated
Book:4735**No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

TODD PERRY
Name of witness (Block Letters

L2, 1C HOMEBUSH BAY DR, RHODES
Address of witness (Block Letters)

EXECUTED by registered proprietors:

SIGNED by
as attorney for
DISCOVERY POINT NO. 7A PTY LIMITED
ACN 102 478 348
under power of attorney dated
Book:4735**No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Perry
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PPN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:52 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 16 of 18 sheet(s)
Office Use Only Registered: 14.9.2018		Office Use Only **SP97305**

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by **Matthew van Rijswijk**
as attorney for
DISCOVERY POINT NO. 7B PTY LIMITED
ACN 097 479 153
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Berry.
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

EXECUTED by registered proprietors:

SIGNED by
as attorney for **Matthew van Rijswijk**
DISCOVERY POINT NO. 8 PTY LIMITED
ACN 100 971 266
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

Todd Berry.
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PAN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:53 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	STRATA PLAN ADMINISTRATION SHEET	Sheet 17 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by)
as attorney for)
DISCOVERY POINT NO. 9A PTY LIMITED) .....
ACN 102 882 306) By executing this agreement the attorney
under power of attorney dated) states that the attorney has received no
Book:4735 **No:** 818) notice of revocation of the power of attorney

in the presence of:

.....
Signature of witness

Todd Perry
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

EXECUTED by registered proprietors:

SIGNED by)
as attorney for)
DISCOVERY POINT NO. 9B PTY LIMITED) .....
ACN 097 479 180) By executing this agreement the attorney
under power of attorney dated) states that the attorney has received no
Book:4735 **No:** 818) notice of revocation of the power of attorney

In the presence of:

.....
Signature of witness

Todd Perry
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PN SP97305]

Req:R284052 /Doc:SP 0097305 P /Rev:17-Sep-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:18 /Seq:54 of 54
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

SP FORM 3.08 (Annexure)	**STRATA PLAN ADMINISTRATION SHEET**	Sheet 18 of 18 sheet(s)

Office Use Only	Office Use Only
Registered: 14.9.2018	SP97305

This sheet is for the provision of the following information as required:

- Any information which cannot fit in the appropriate panel of any previous administration sheets
- Statements of intention to create and or release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see section 22 *Strata Schemes Development Act 2015*

EXECUTED by registered proprietors:

SIGNED by **Matthew van Rijswijk**
as attorney for
DISCOVERY POINT NO. 10 PTY LIMITED
ACN 100 252 524
under power of attorney dated
Book: 4735 **No:** 818

in the presence of:

.....
Signature of witness

.....
By executing this agreement the attorney states that the attorney has received no notice of revocation of the power of attorney

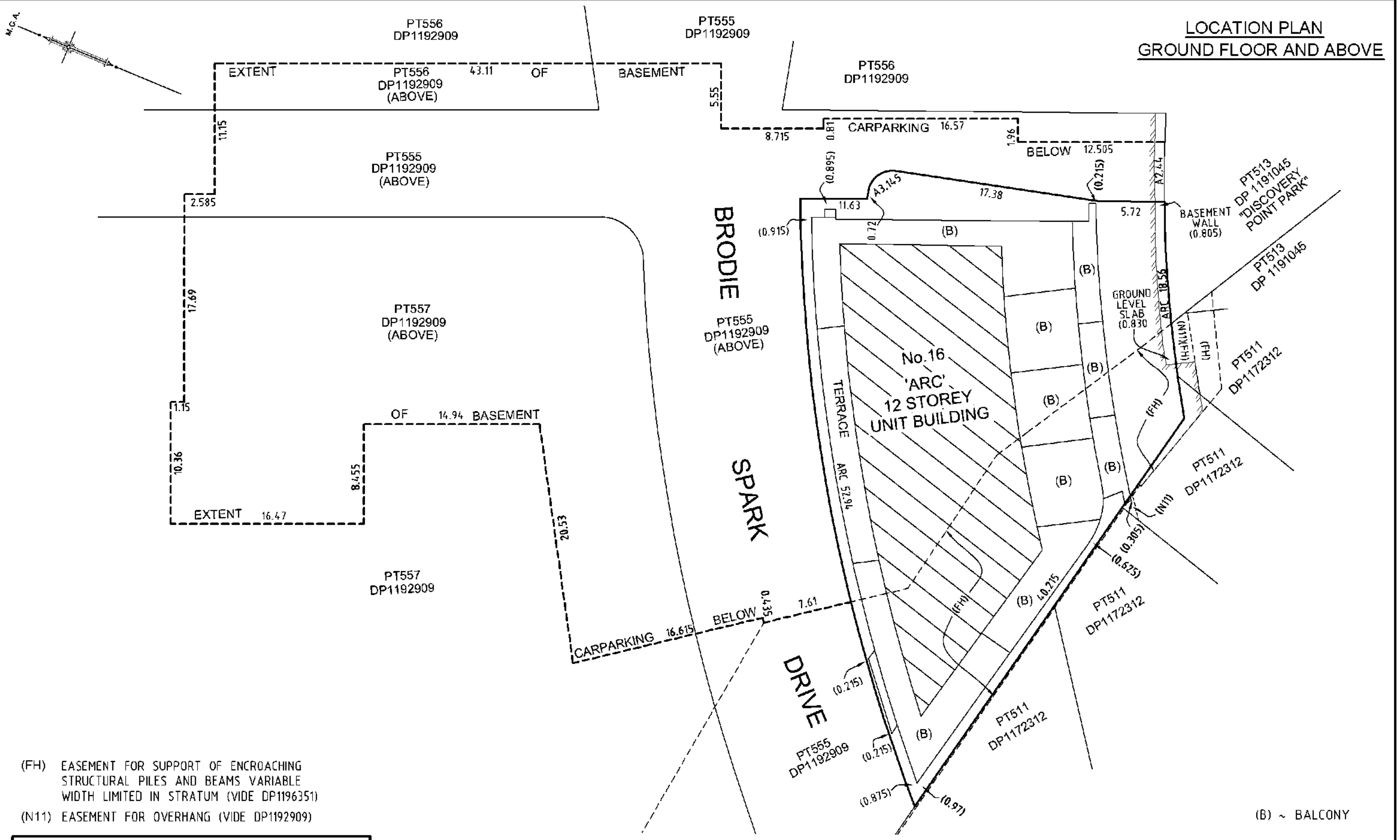
Todd Perry
.....
Name of witness (Block Letters

L2, 1C Homebush Bay Dr Rhodes.
.....
Address of witness (Block Letters)

Surveyor's Reference: 27000 186SP [PN SP97305]

Reg:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:1 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-2683268342

LOCATION PLAN
GROUND FLOOR AND ABOVE



(FH) EASEMENT FOR SUPPORT OF ENCROACHING STRUCTURAL PILES AND BEAMS VARIABLE WIDTH LIMITED IN STRATUM (VIDE DP1196351)

(N11) EASEMENT FOR OVERHANG (VIDE DP1192909)

(B) ~ BALCONY

SEE DP1192909 FOR EASEMENTS AFFECTING LOT 554 IN DP1192909 AND FOR INTERNAL STRATUM BOUNDARIES

SEE DP1192909 FOR EASEMENTS APPURTENANT TO LOT 554 IN DP1192909.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

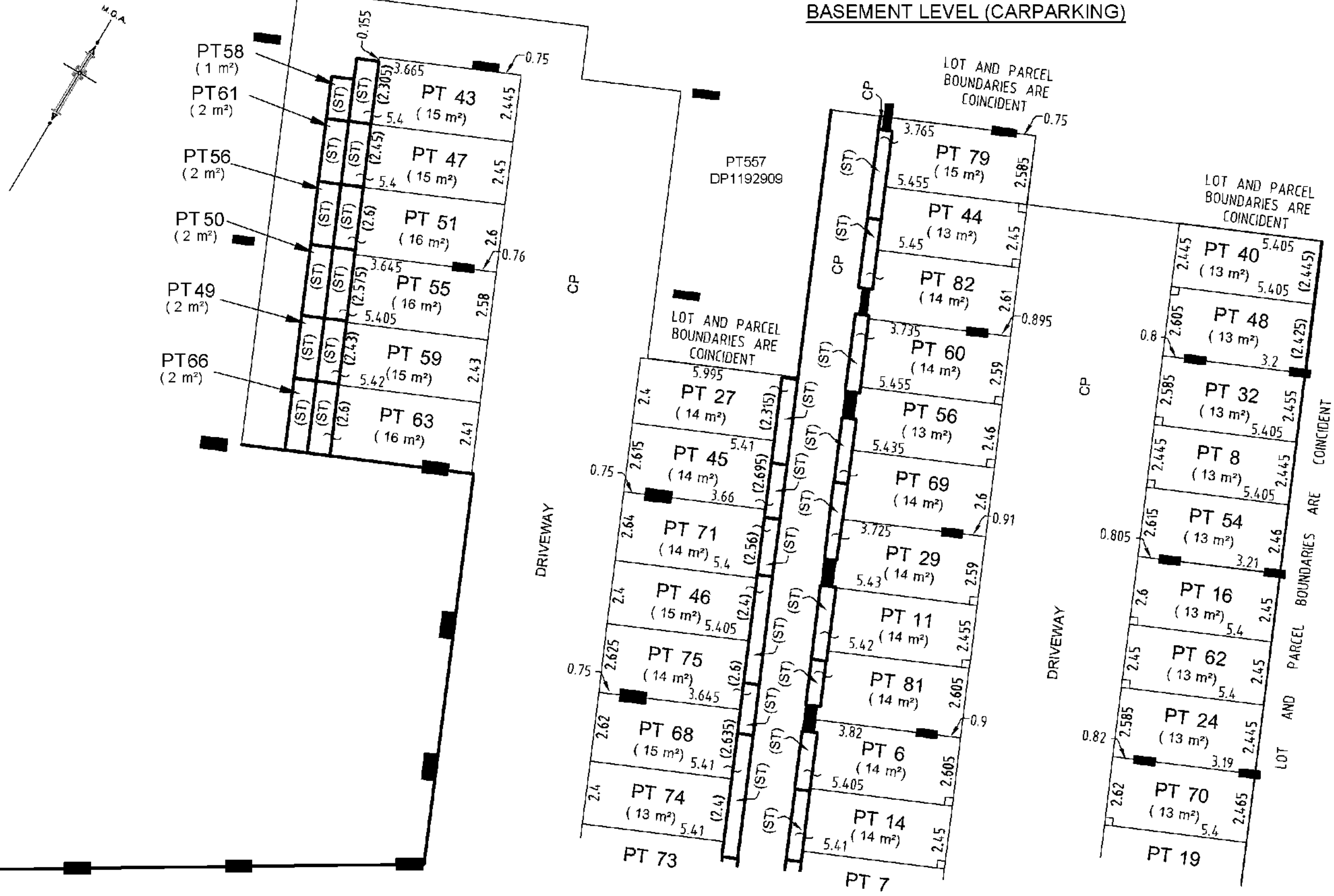
Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:300
[PE SP89924] [2014M7600 (124)]

Registered: 8.10.2014

SP89924

Reg:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:2 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

BASEMENT LEVEL (CARPARKING)



CONTINUES ON SHEET 3

~ DENOTES PROLONGATION OF FACE OF COLUMN

~ DENOTES CENTRELINE OF COLUMN

~ DENOTES RIGHT ANGLE

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

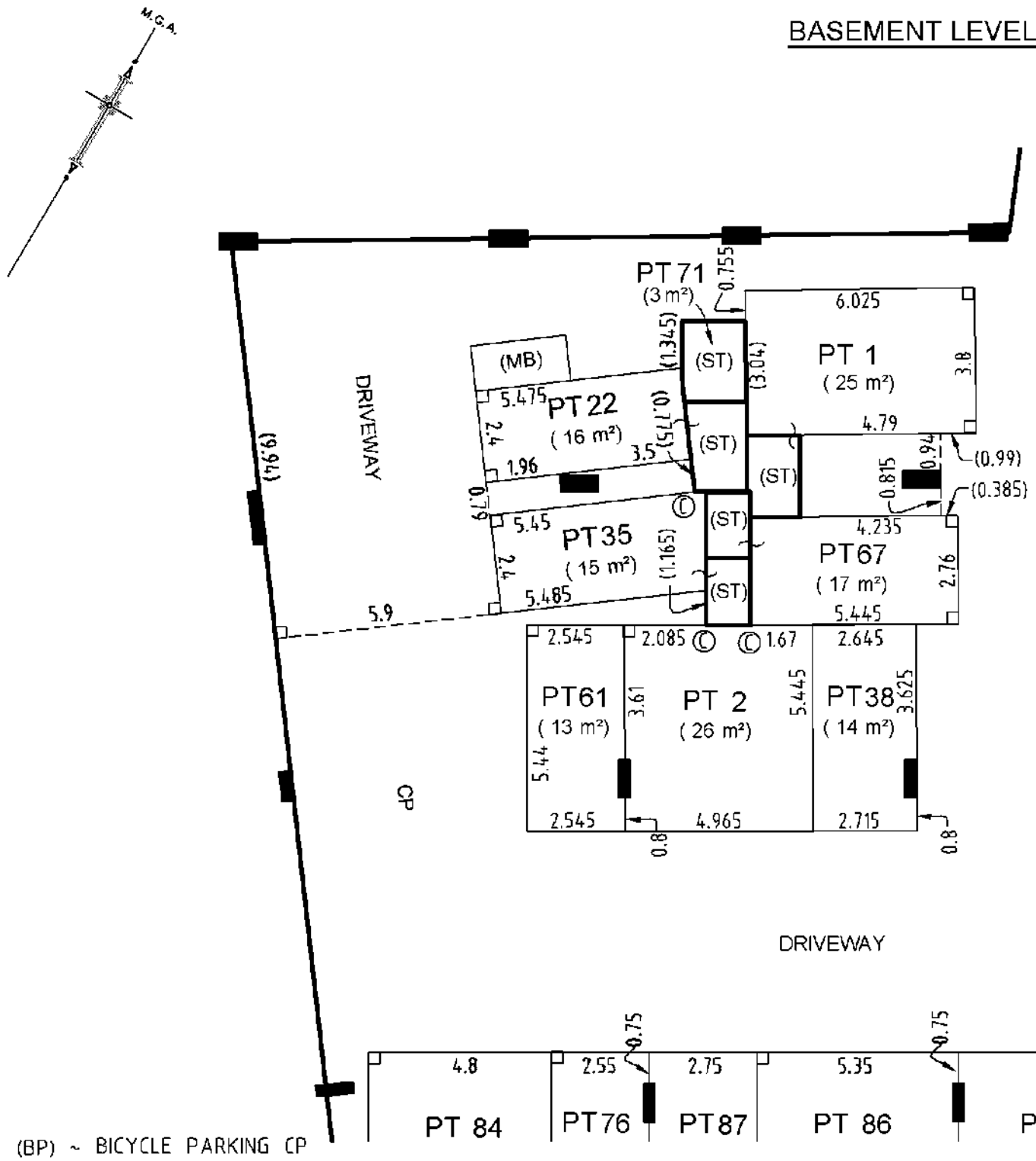
Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:300
[PE SP89924] [2014M7600 (124)]

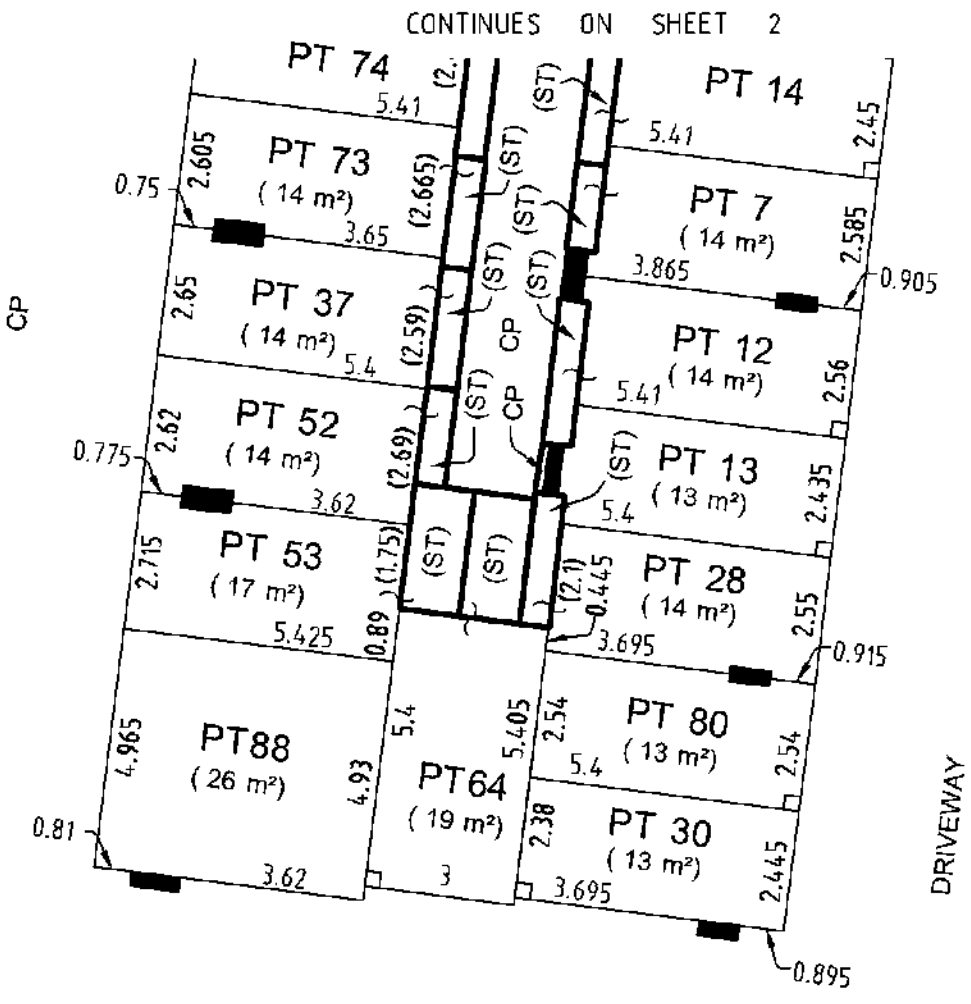
Registered: 8.10.2014

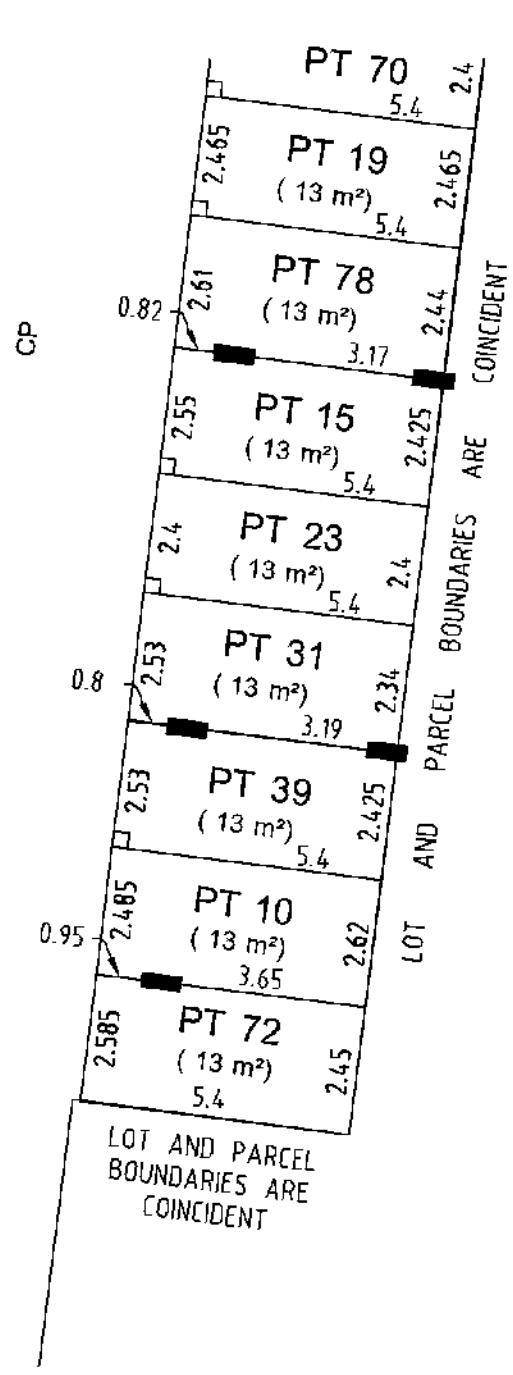
SP89924

ALL /Prt:03-Jun-2026 16:55 /Seq:3 of 29
Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:3 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

BASEMENT LEVEL (CARPARKING) - CONTINUATION







(BP) ~ BICYCLE PARKING CP
(MB) ~ MOTORBIKE SPACE CP
(ST) ~ STORAGE
CP ~ COMMON PROPERTY

© ~ DENOTES CORNER OF METAL STORAGE CAGE (NOT PROLONGATION)
~ DENOTES PROLONGATION OF FACE OF STRUCTURE
~ DENOTES CENTRELINE OF COLUMN
~ DENOTES RIGHT ANGLE

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:300
[PE SP89924] [2014M7600 (124)]

Registered: 8.10.2014

SP89924

BASEMENT LEVEL (CARPARKING) - CONTINUATION

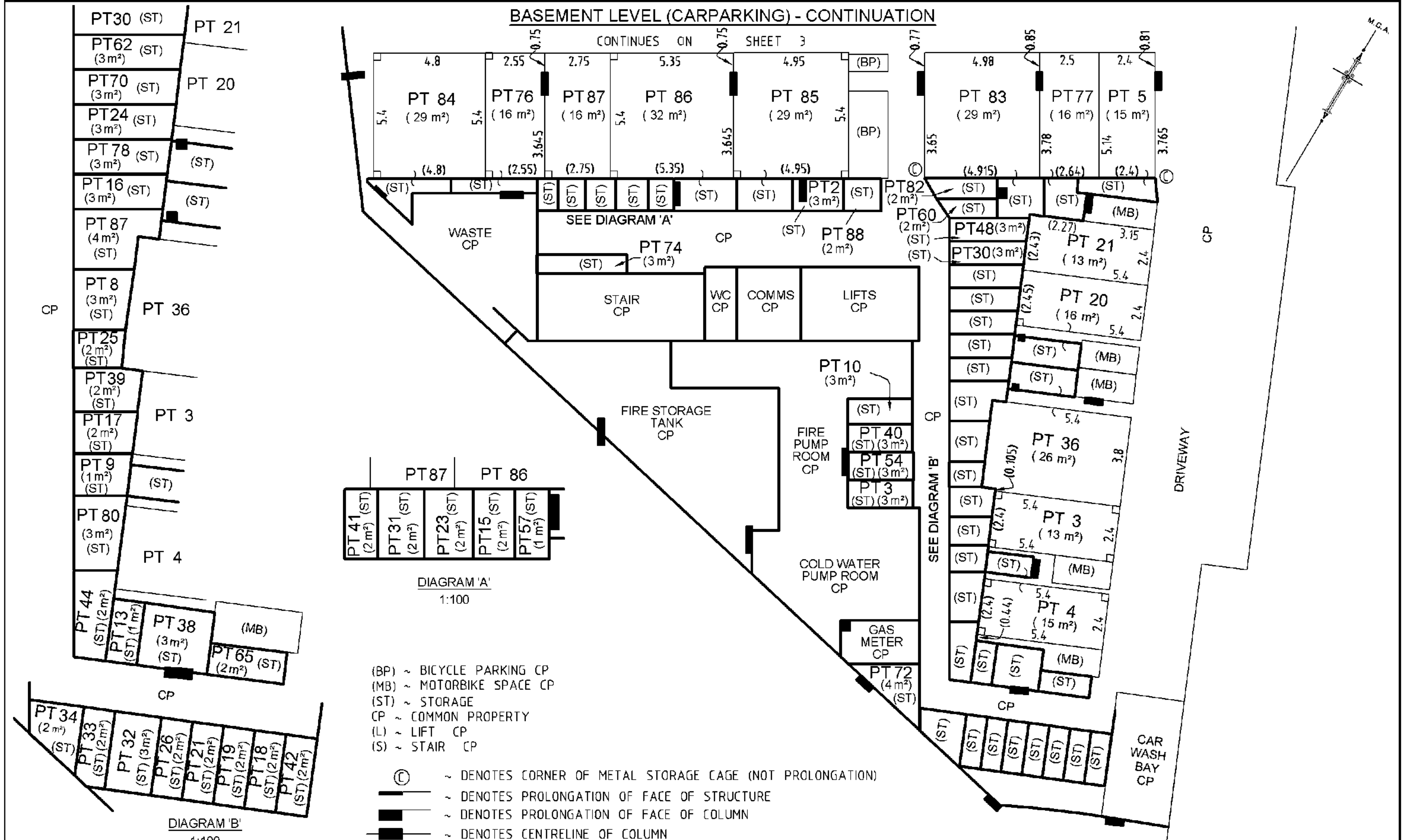


DIAGRAM 'A'
1:100

DIAGRAM 'B'
1:100

(BP) ~ BICYCLE PARKING CP
(MB) ~ MOTORBIKE SPACE CP
(ST) ~ STORAGE
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP

© ~ DENOTES CORNER OF METAL STORAGE CAGE (NOT PROLONGATION)
~ DENOTES PROLONGATION OF FACE OF STRUCTURE
~ DENOTES PROLONGATION OF FACE OF COLUMN
~ DENOTES CENTRELINE OF COLUMN
~ DENOTES RIGHT ANGLE

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:300
[PE SP89924] [2014M7600 (124)]

Registered: 8.10.2014

SP89924

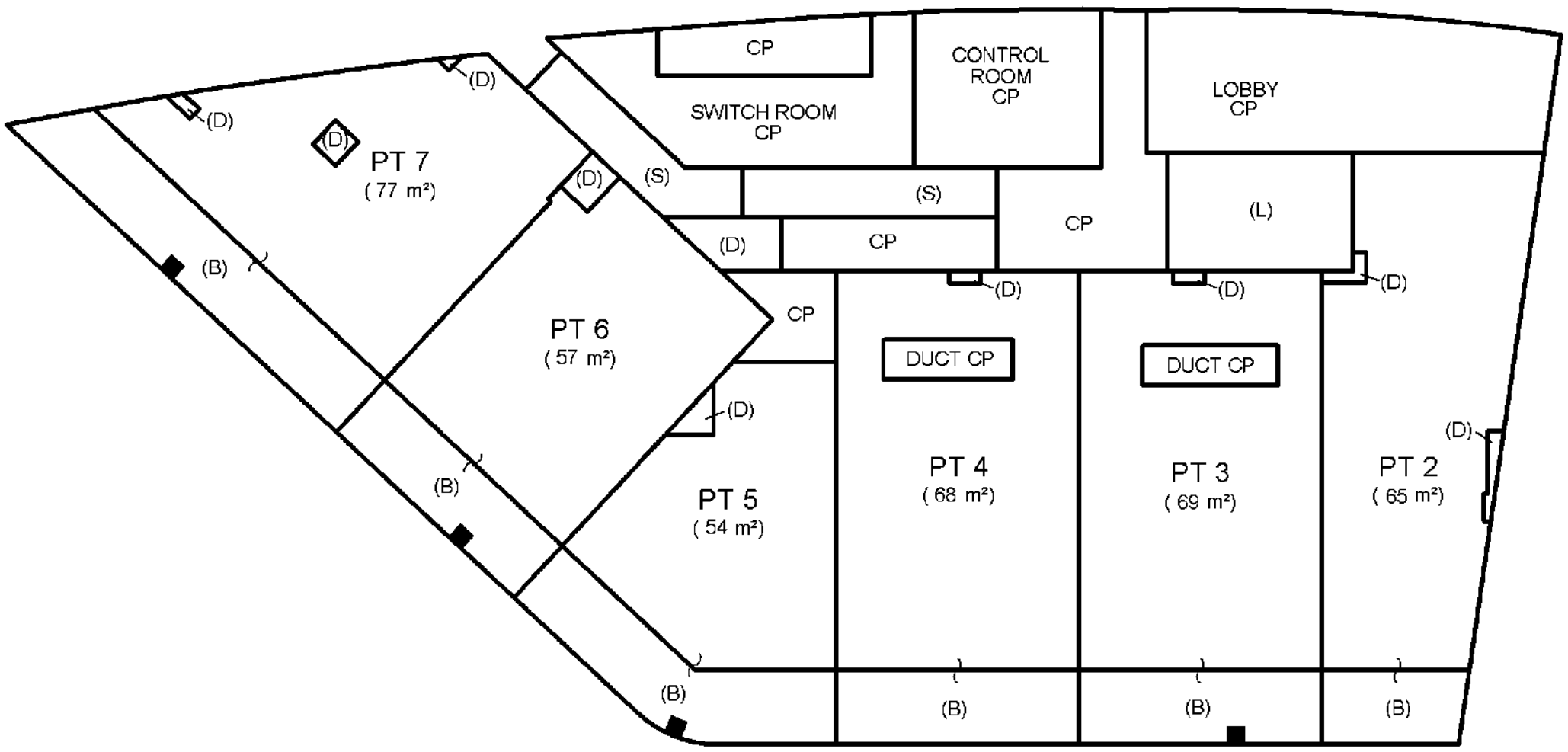
10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:4 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:5 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

GROUND LEVEL



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

	10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

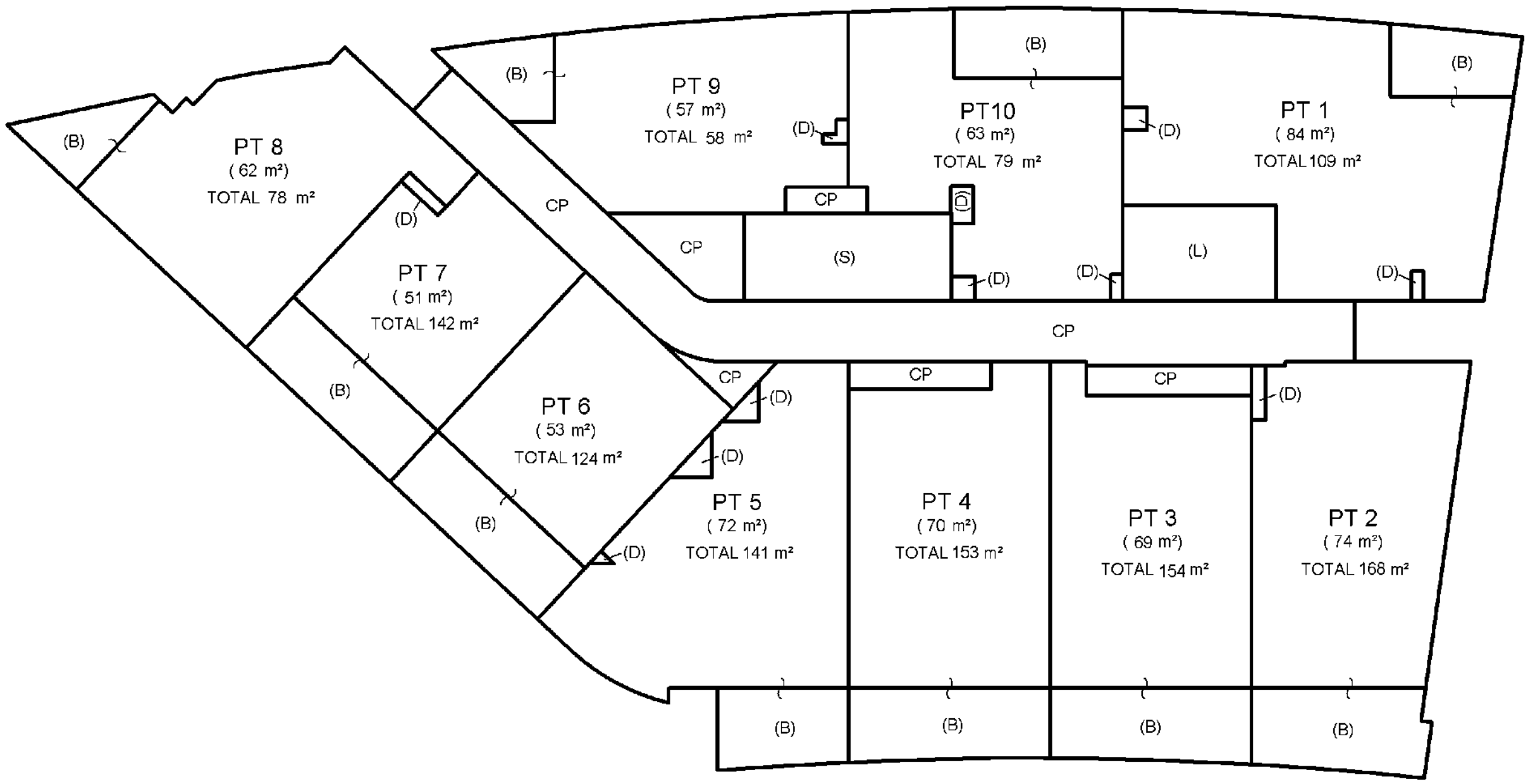
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:6 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 1



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

SLIDING SHUTTERS/LOUVRES ATTACHED TO THE EXTERNAL FACE OF THE BUILDING ARE COMMON PROPERTY

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

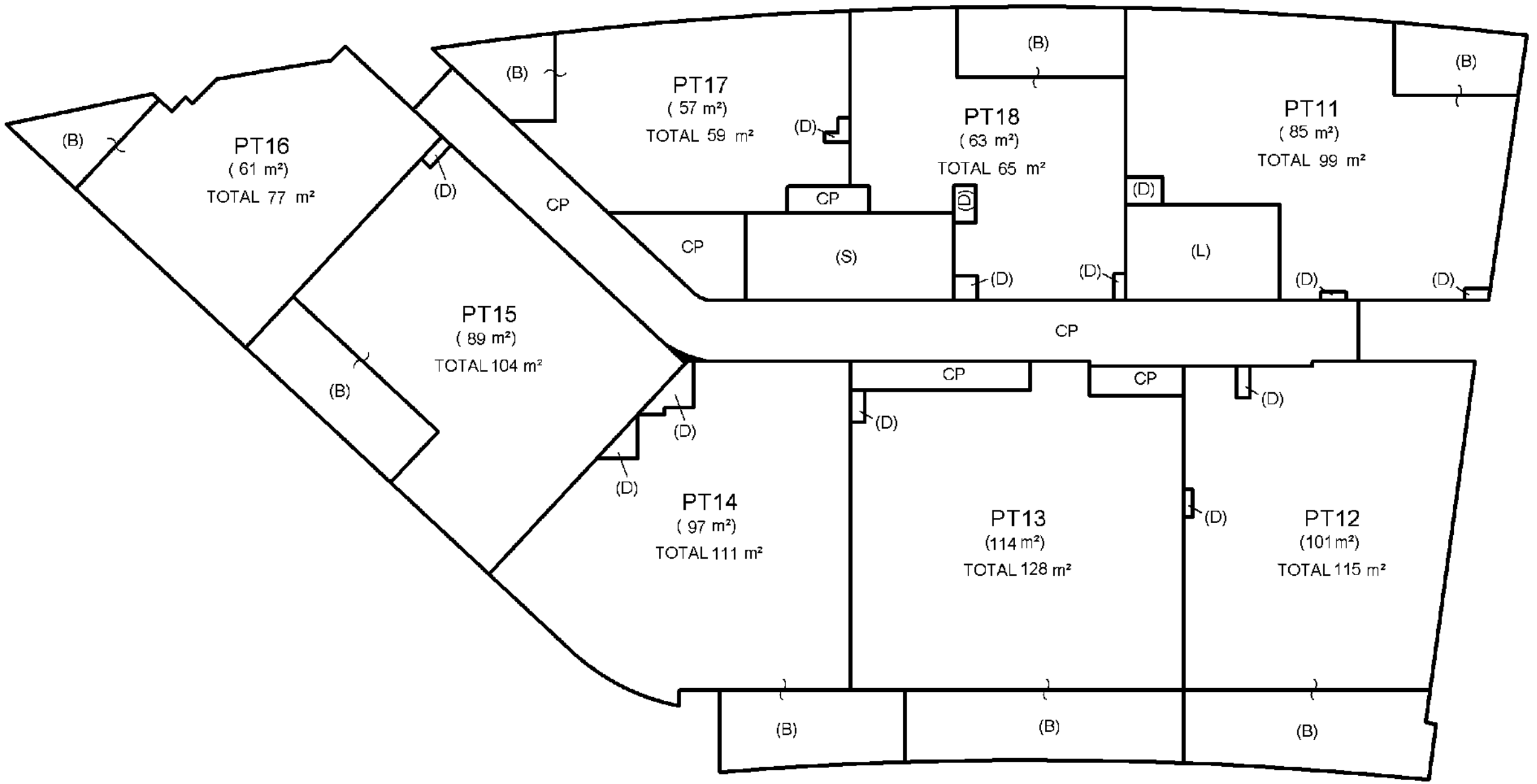
Registered: 8.10.2014

SP89924

Reg:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:7 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 2



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

SLIDING SHUTTERS/LOUVRES ATTACHED TO THE EXTERNAL FACE OF THE BUILDING ARE COMMON PROPERTY

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

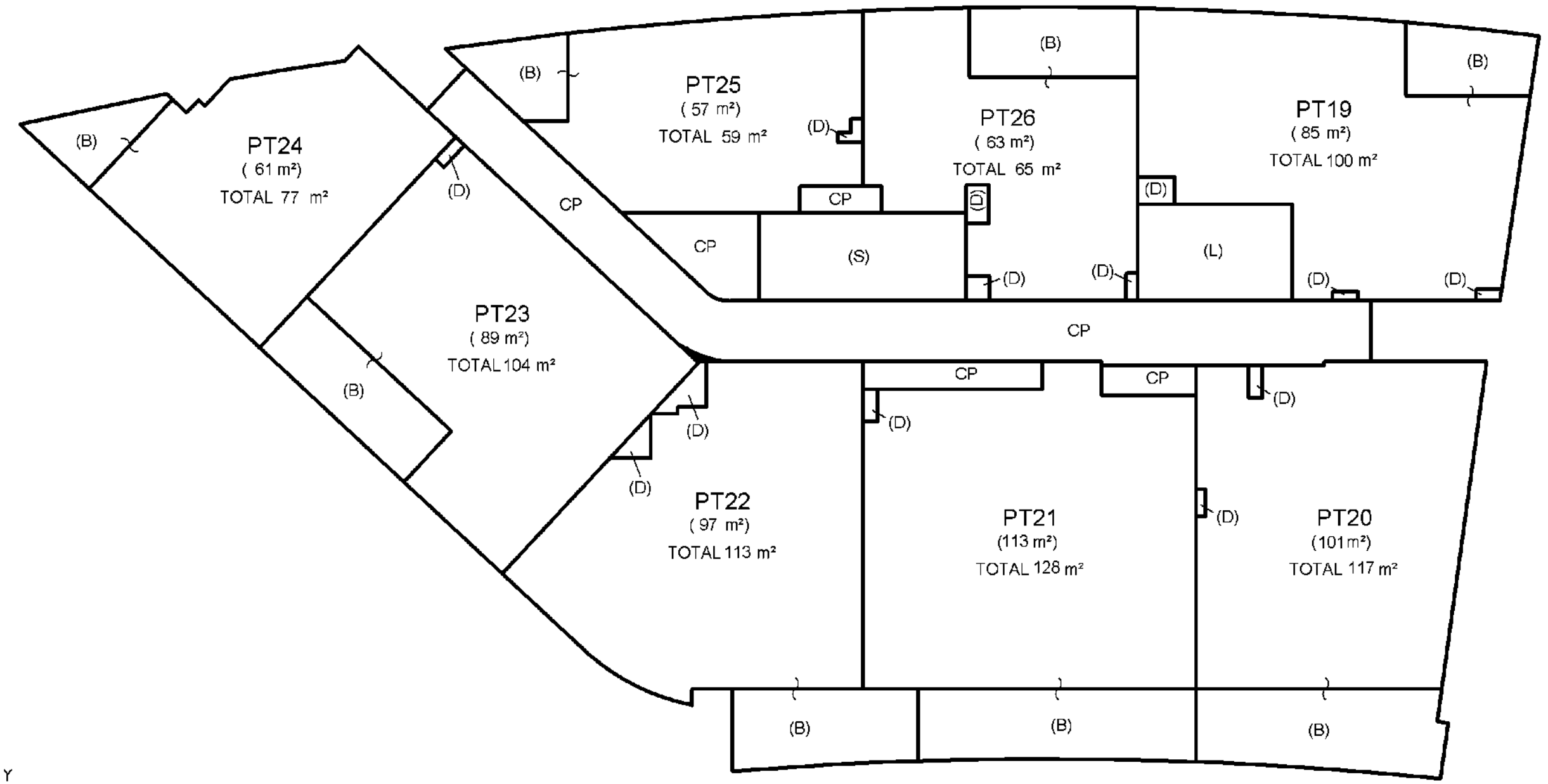
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:8 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 3



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

SLIDING SHUTTERS/LOUVRES ATTACHED TO THE EXTERNAL FACE OF THE BUILDING ARE COMMON PROPERTY

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

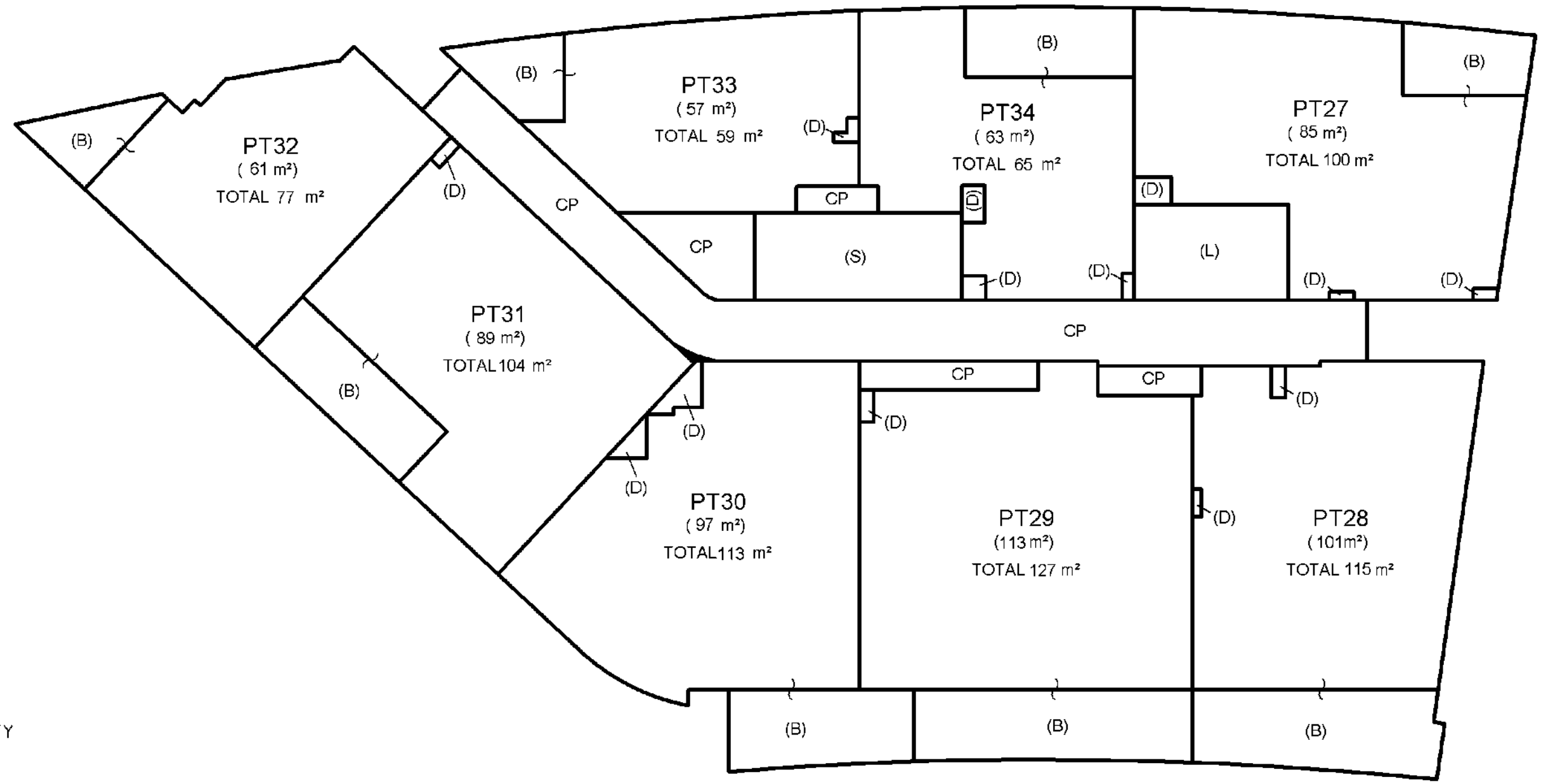
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:9 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 4



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

SLIDING SHUTTERS/LOUVRES ATTACHED TO THE EXTERNAL FACE OF THE BUILDING ARE COMMON PROPERTY

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

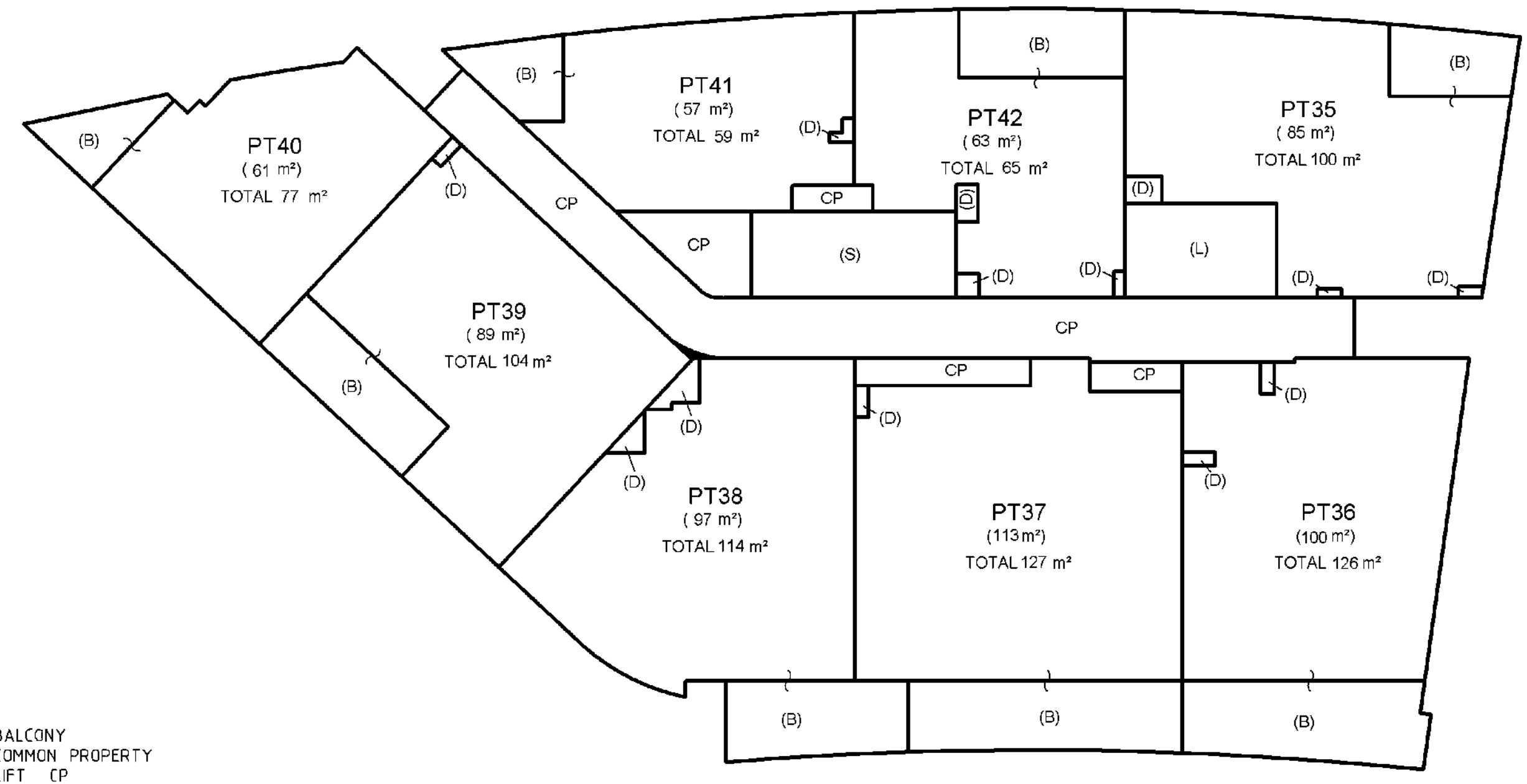
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:10 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-26834

M.G.A.

LEVEL 5



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

AWNINGS OVER BALCONIES FORM PART OF THE COMMON PROPERTY

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

	10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

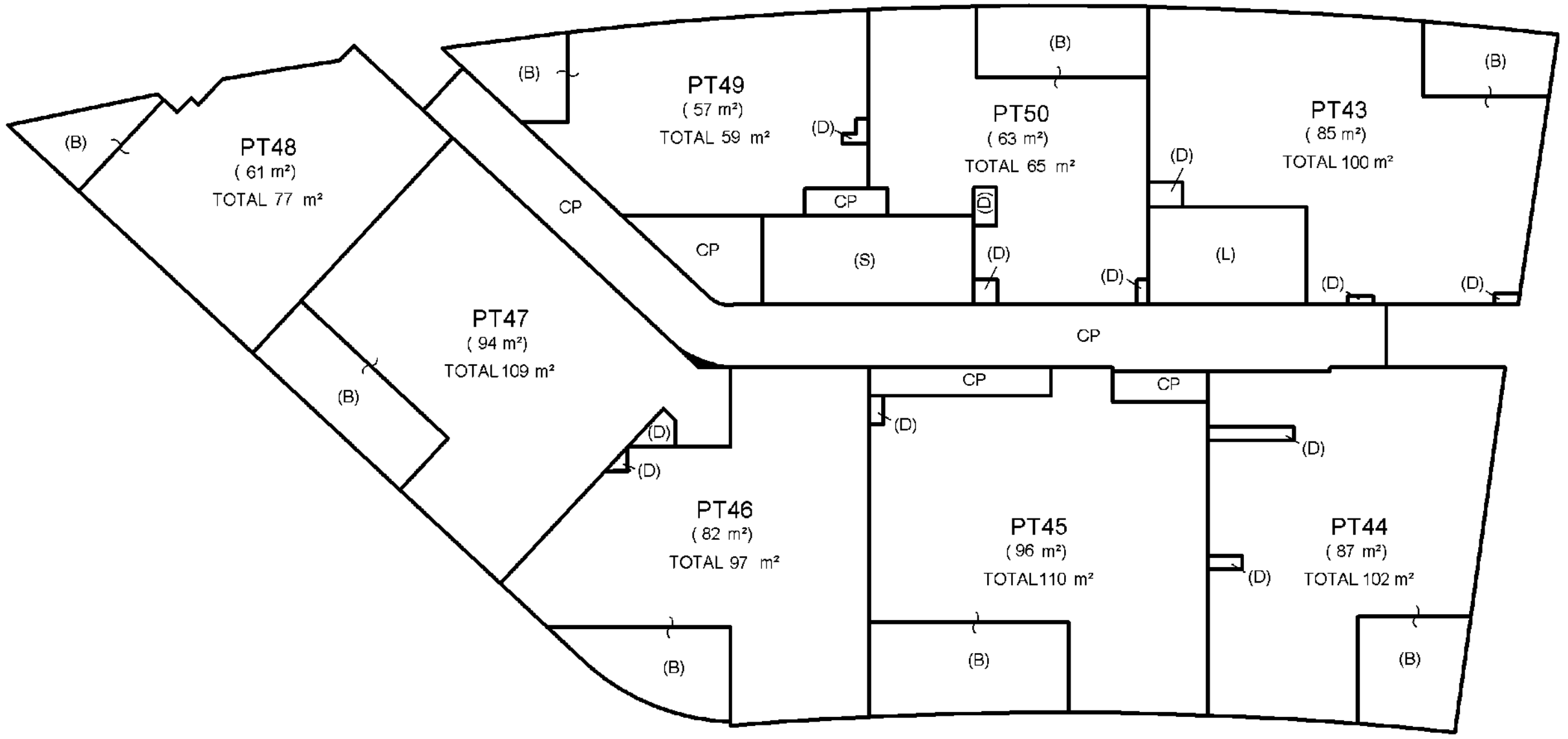
Registered: 8.10.2014

SP89924

Reg:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:11 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 6



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

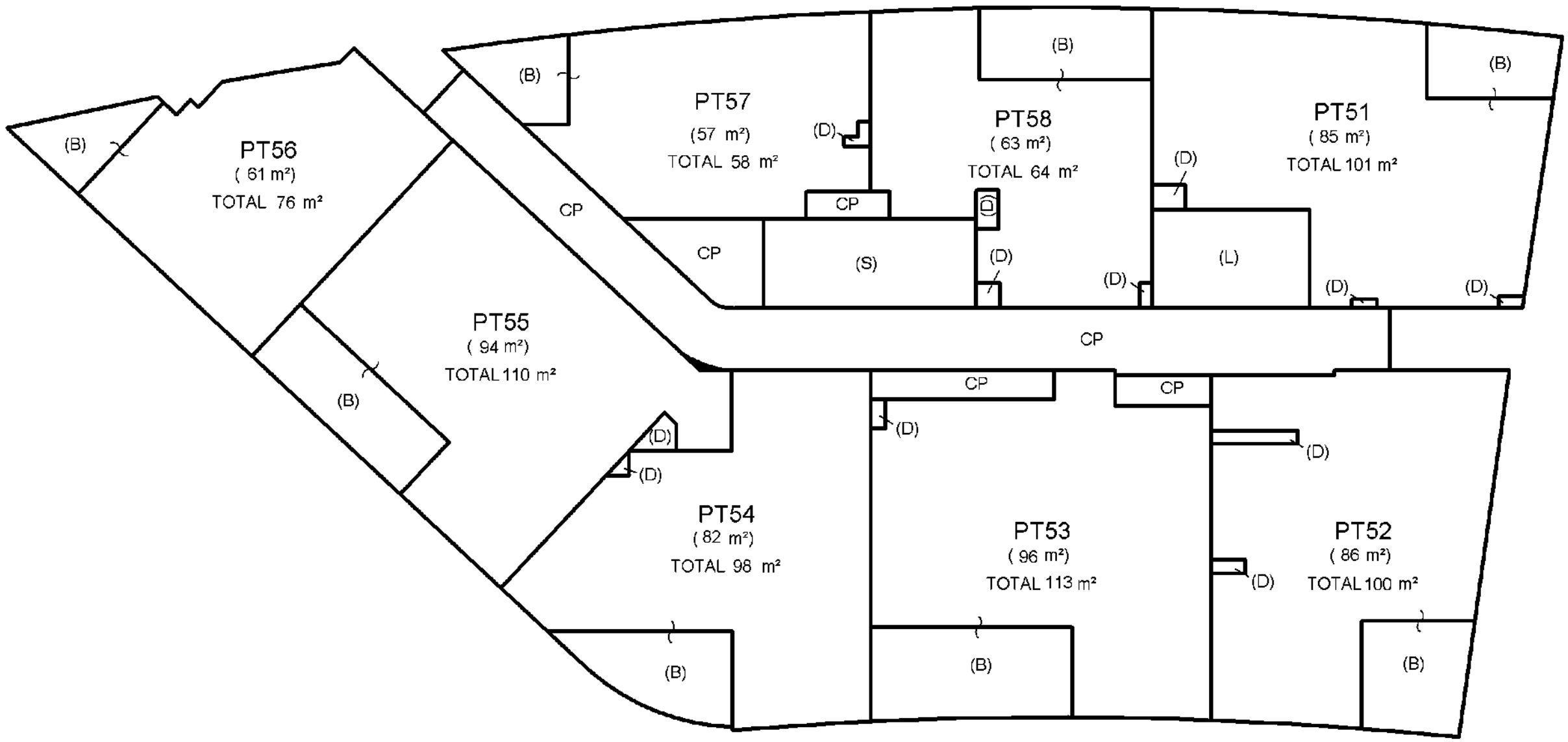
Registered:
8.10.2014

SP89924

Reg:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:12 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 7



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

	10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

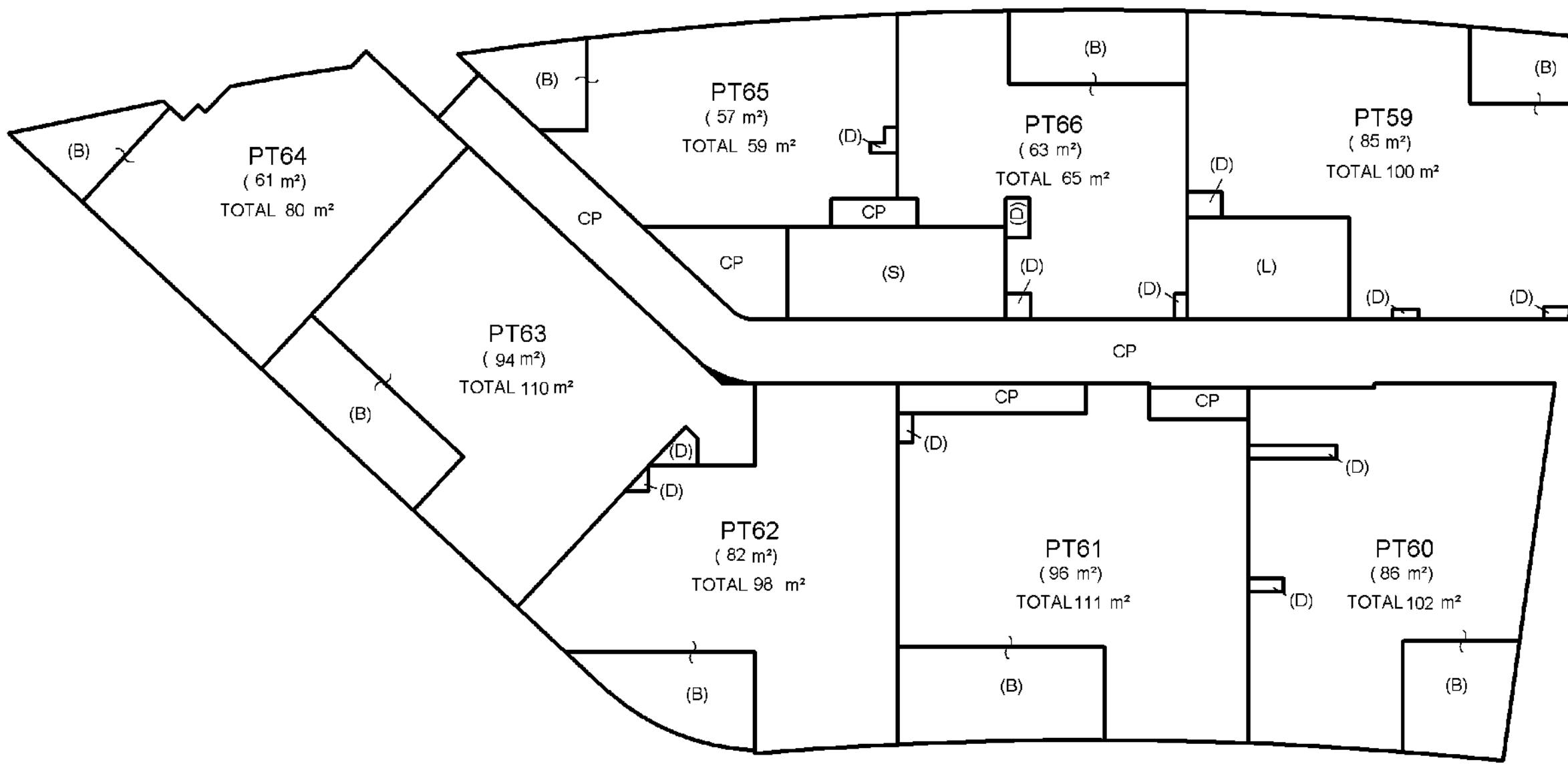
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:13 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 8



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

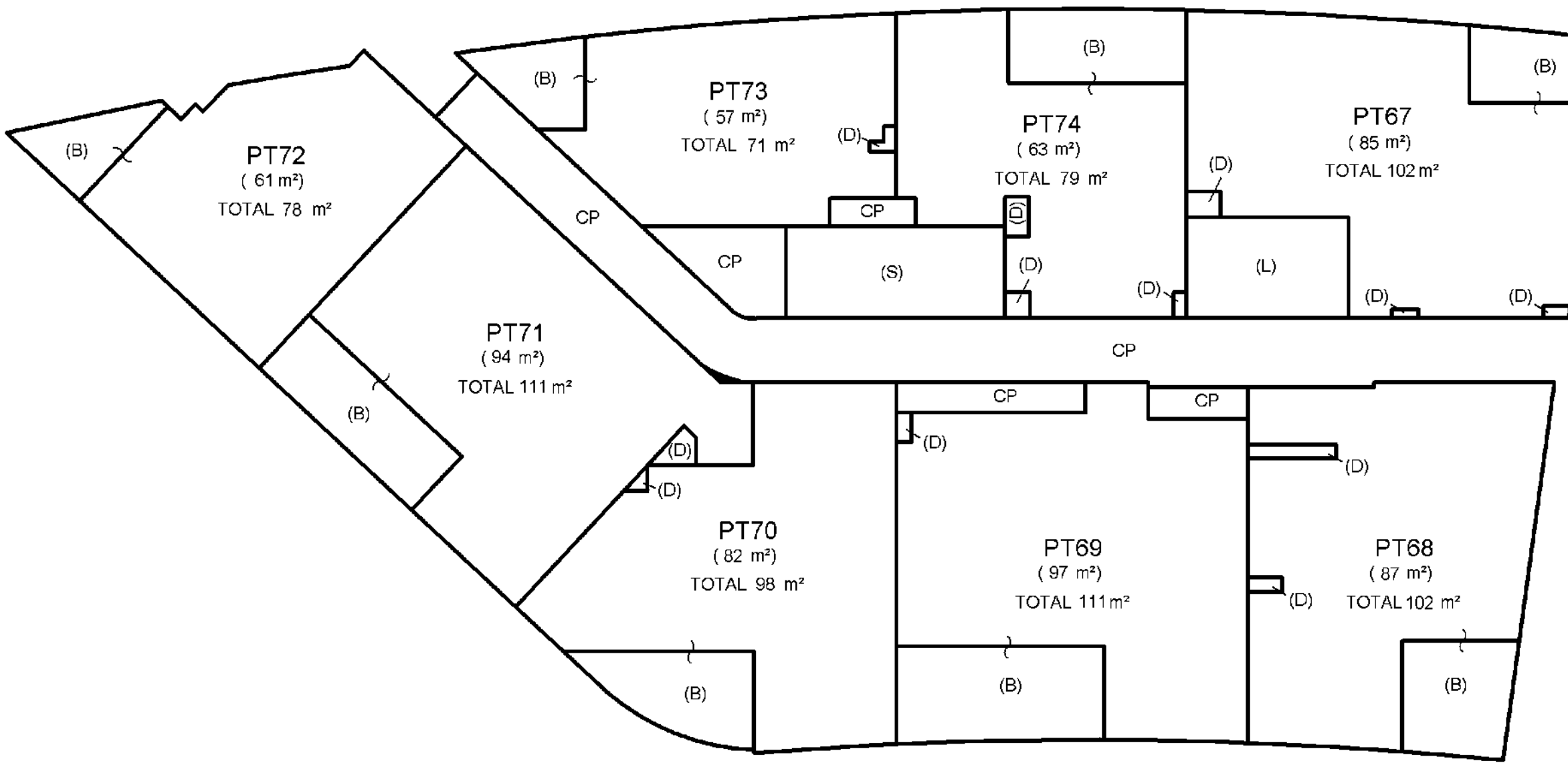
Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:14 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LEVEL 9



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

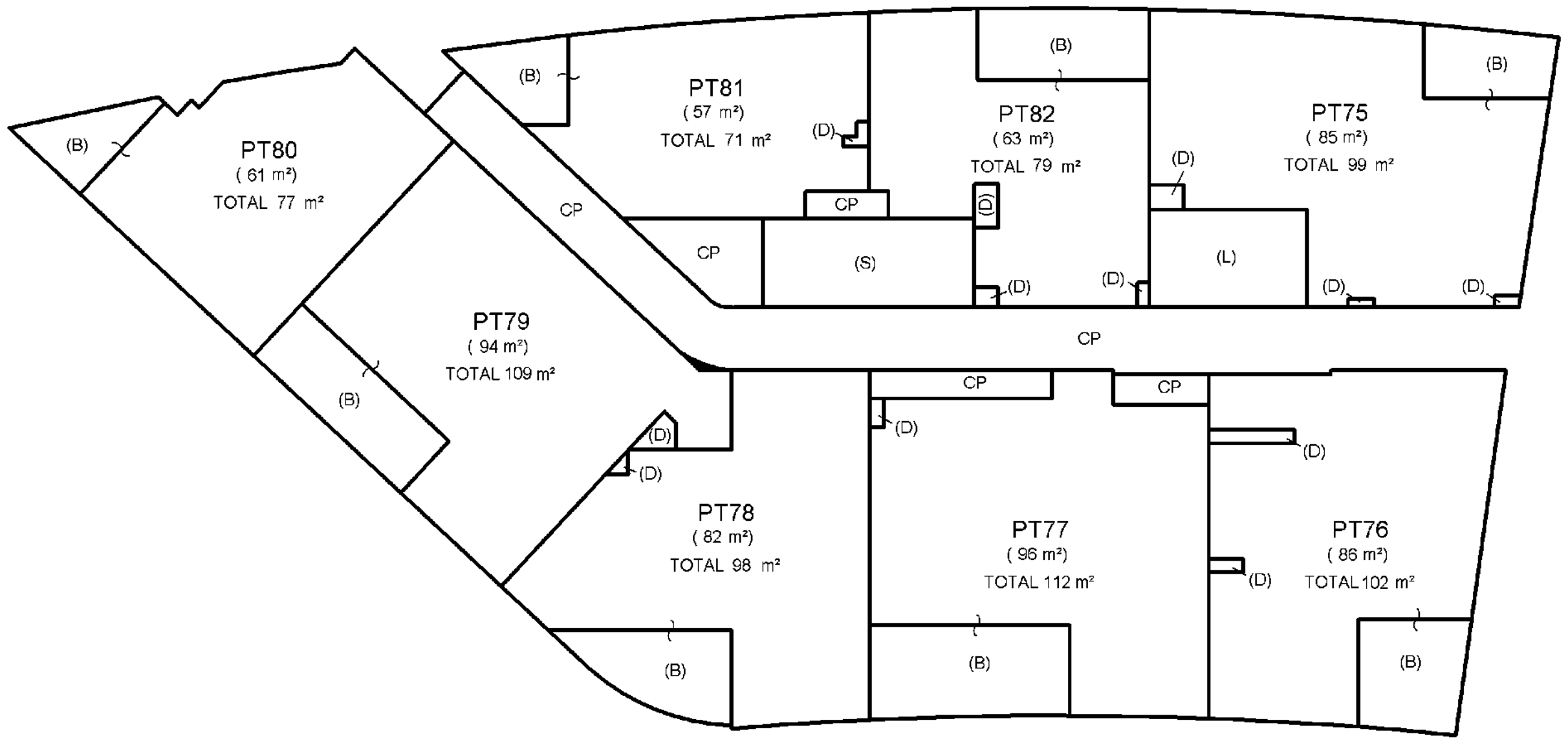
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:15 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-26834

M.G.A.

LEVEL 10



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

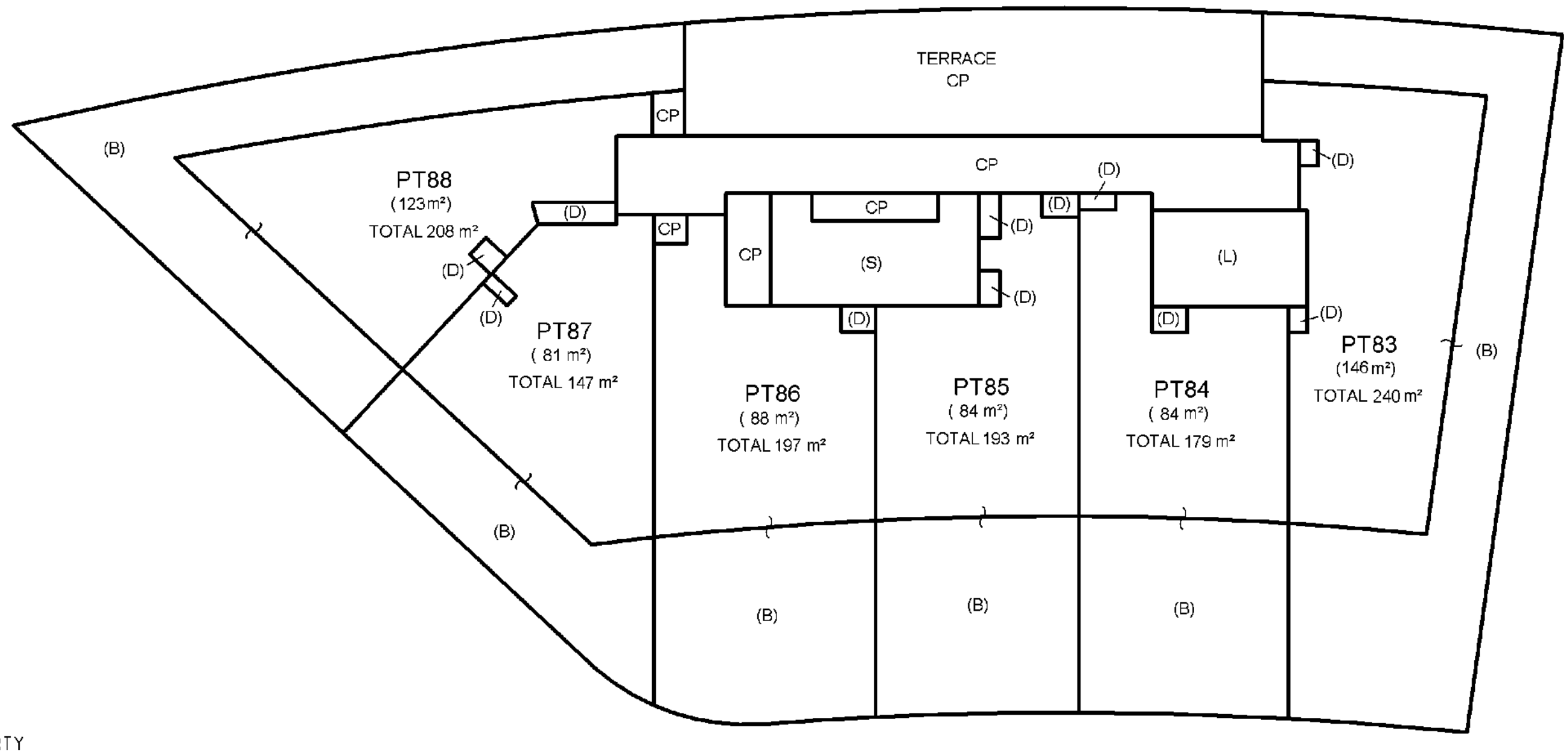
Registered:
8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:16 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.G.A.

LEVEL 11



(B) ~ BALCONY
CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(S) ~ STAIR CP
(D) ~ DUCT CP

AWNINGS OVER BALCONIES FORM PART OF THE COMMON PROPERTY

THE STRATUM OF THE BALCONIES ARE LIMITED IN DEPTH TO THE UPPER SURFACE OF THEIR TILED BASE AND IN HEIGHT TO 2.5 ABOVE THE UPPER SURFACE OF THEIR RESPECTIVE HARDSTAND SURFACE EXCEPT WHERE COVERED.

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

	10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

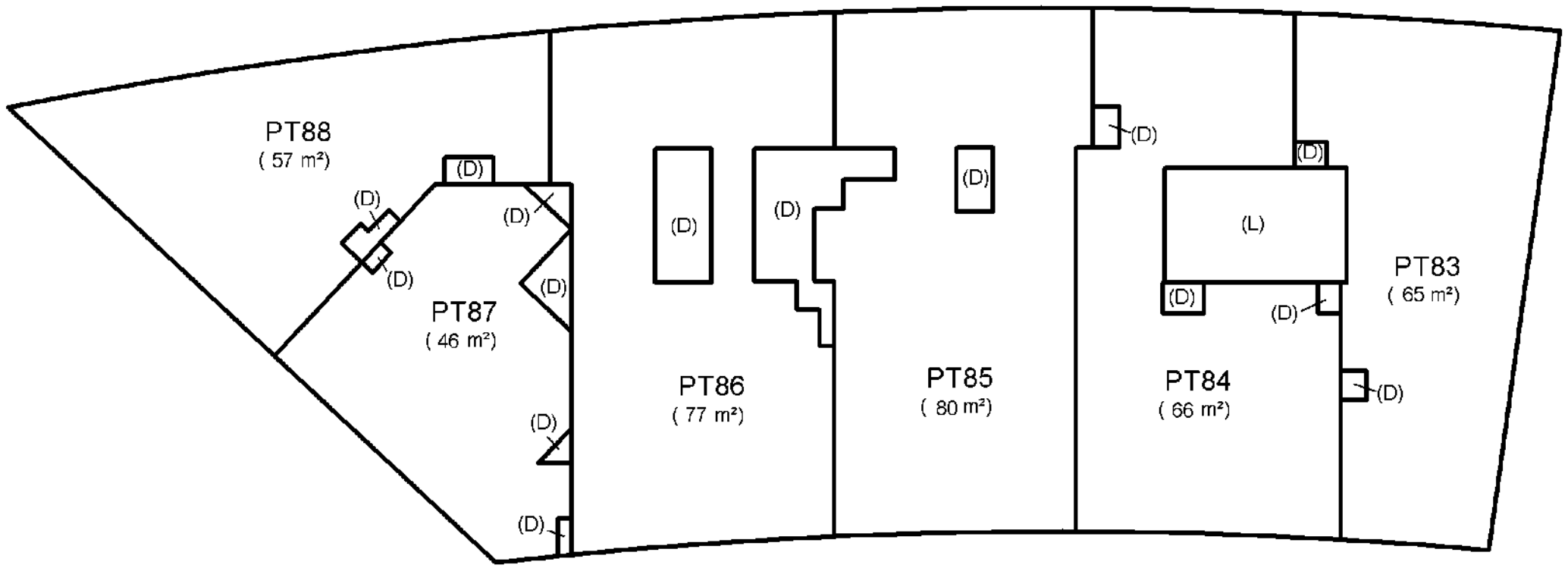
Registered: 8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:17 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

M.C.A.

LEVEL 12



CP ~ COMMON PROPERTY
(L) ~ LIFT CP
(D) ~ DUCT CP

ALL AREAS ARE APPROXIMATE ONLY AND ARE SHOWN FOR THE PURPOSE OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973

10	20	30	40	50	60	70	80	90	100	110	120	130	140	150

Surveyor: MATTHEW GRAHAM SMITH
Surveyor Ref: 27000-40804SP
Subdivision No: SC2026
Lengths are in metres. Reduction Ratio 1:150
[PE SP89924] [2014M7600 (124)]

Registered:
8.10.2014

SP89924

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:18 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3 (PART 1) (2012) WARNING: Creasing or folding will lead to rejection **ePlan**

STRATA PLAN ADMINISTRATION SHEET

Sheet 1 of ~~5~~ 12 sheet(s)

Office Use Only

Registered: 8.10.2014

Purpose: STRATA PLAN

Office Use Only

SP89924

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

LGA: ROCKDALE

Locality: WOLLI CREEK

Parish: ST GEORGE

County: CUMBERLAND

Strata Certificate (Approved Form 5)

(1) ~~*The Council of .....~~

*The Accredited Certifier: GORDON WREN

Accreditation number: BPB 0447

has made the required inspections and is satisfied that the requirements of;

*(a) Section 37 or 37A *Strata Schemes (Freehold Development) Act 1973* and clause 29A *Strata Schemes (Freehold Development) Regulation 2012*,

~~*(b) Section 66 or 66A *Strata Schemes (Leasehold Development) Act 1986* and clause 30A of the *Strata Schemes (Leasehold Development) Regulation 2010*~~

have been complied with and approves of the proposed strata plan illustrated in the plan with this certificate.

*(2) The Accredited Certifier is satisfied that the plan is consistent with a relevant development consent in force, and that all conditions of the development consent that by its terms are required to be complied with before a strata certificate may be issued, have been complied with.

~~*(3) The strata plan is part of a development scheme. The council or accredited certifier is satisfied that the plan is consistent with any applicable conditions of the relevant development consent and that the plan gives effect to the stage of the strata development contract to which it relates.~~

*(4) The building encroaches on a public place and;

*(a) The Council does not object to the encroachment of the building beyond the alignment of .....

.....

*(b) The Accredited Certifier is satisfied that the building complies with the relevant development consent which is in force and allows the encroachment.

*(5) This approval is given on the condition that lot(s) ^..... are created as utility lots in accordance with section 39 of the *Strata Schemes (Freehold Development) Act 1973* or section 68 of the *Strata Schemes (Leasehold Development) Act 1986*.

Date: 4th AUGUST 2014

Subdivision number: SC 2026

Relevant Development Consent number: CDC 576

Issued by: GORDON WREN

Signature: .....

~~Authorised Person/General Manager~~/Accredited Certifier

* Strike through if inapplicable.

^ Insert lot numbers of proposed utility lots.

Name of, and address for service of notices on, the Owners Corporation. (Address required on original strata plan only)

The Owners – Strata Plan No 89924

NO. 16 BRODIE SPARKS DRIVE WOLLI CREEK

The adopted by-laws for the scheme are:

~~* A ..... Model By-laws~~

~~* together with, Keeping of animals: Option *A/*B/*C~~

* By-laws in 38 sheets filed with plan.

* Strike through if inapplicable

^ Insert the type to be adopted (Schedules 2 - 7 *Strata Schemes Management Regulation 2010*)

Surveyor's Certificate (Approved Form 3)

I, MATTHEW GRAHAM SMITH

of LTS LOCKLEY, LOCKED BAG 5, GORDON, NSW 2072

a surveyor registered under the *Surveying and Spatial Information Act 2002*, hereby certify that:

(1) Each applicable requirement of

* Schedule 1A of the *Strata Schemes (Freehold Development) Act 1973* has been met

* ~~Schedule 1A of the *Strata Schemes (Leasehold Development) Act 1986* has been met;~~

(2) ~~(a) The building encroaches on a public place;~~

*(b) The building encroaches on land (other than a public place), and an appropriate easement has been created by ^DP1192909 & DP1196351 to permit the encroachment to remain.

*(3) The survey information recorded in the accompanying location plan is accurate.

Signature: .....

Date: 22/7/2014

* Strike through if inapplicable.

^ Insert the deposited plan number or dealing number of the instrument that created the easement

Signatures, Seals and Section 88B Statements should appear on STRATA PLAN FORM 3A

SURVEYOR'S REFERENCE:

27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:19 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

STRATA PLAN FORM 3 (PART 2) (2012) WARNING: Creasing or folding will lead to rejection

STRATA PLAN ADMINISTRATION SHEET

Sheet 2 of ~~5~~ 12 sheet(s)

Office Use Only

Registered: 8.10.2014

Office Use Only

SP89924

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

This sheet is for the provision of the following information as required:

- A Schedule of Unit Entitlements.
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*.
- Signatures and seals - see 195D *Conveyancing Act 1919*.
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate number: SC2026

Date of endorsement: 4 August 2014

SCHEDULE OF UNIT ENTITLEMENTS

LOT NO.	UNIT ENTITLEMENT	LOT NO.	UNIT ENTITLEMENT	LOT NO.	UNIT ENTITLEMENT	LOT NO.	UNIT ENTITLEMENT
1.	109	24.	89	47.	126	70.	117
2.	149	25.	76	48.	91	71.	129
3.	127	26.	78	49.	78	72.	95
4.	127	27.	117	50.	80	73.	89
5.	122	28.	132	51.	120	74.	91
6.	120	29.	134	52.	130	75.	122
7.	121	30.	123	53.	131	76.	136
8.	87	31.	122	54.	115	77.	134
9.	74	32.	90	55.	123	78.	121
10.	85	33.	77	56.	93	79.	126
11.	115	34.	78	57.	79	80.	95
12.	134	35.	118	58.	81	81.	91
13.	135	36.	133	59.	120	82.	93
14.	125	37.	134	60.	131	83.	167
15.	117	38.	124	61.	132	84.	160
16.	88	39.	120	62.	116	85.	167
17.	75	40.	91	63.	124	86.	167
18.	77	41.	78	64.	93	87.	135
19.	116	42.	79	65.	80	88.	155
20.	134	43.	119	66.	82	TOTAL	10000
21.	133	44.	129	67.	121		
22.	122	45.	130	68.	132		
23.	118	46.	118	69.	133		

If space is insufficient use additional annexure sheet.

Surveyor's Reference: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:20 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection

ePlan

STRATA PLAN ADMINISTRATION SHEET

Sheet 3 of ~~5~~ 12 sheet(s)

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: SC2026 Date: 4 AUGUST 2014

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT PTY LIMITED ACN 097 928 517 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

MICHAEL BOWDEN NEWSOM
.....
Name of director (block letters)

.....
*Signature of ~~director~~/company secretary**
**delete whichever is not applicable*

ABHILASHA VANKINA
.....
*Name of ~~director~~/company secretary**
(block letters)
**delete whoever is not applicable*

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:21 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

Sheet 4 of ~~5~~ 12 sheet(s)

PLAN OF SUBDIVISON OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: SC2026 Date: 4 AUGUST 2014

Executed by registered proprietors:

***EXECUTED BY DISCOVERY POINT* DEVT PTY LTD**
ACN 151 464 176 in
accordance with Section127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

MATTHEW ROBERT BAILEY
.....
Name of director (block letters)

.....
Signature of director/~~company secretary~~*
* delete whichever is not applicable

SIMON STUART DOVER HOWARD
.....
Name of director/~~company secretary~~*
(block letters
* delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:22 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection

ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR
as attorney for **DISCOVERY POINT NO. 1 PTY LIMITED**
under power of attorney registered book 4672 no. 568 in the presence of:

Signature of witness

TANIA VITELLARO

Name of witness (block letters)

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SIGNED by NIGEL EDGAR
as attorney for **DISCOVERY POINT NO. 2 PTY LIMITED**
under power of attorney registered book 4672 no. 568 in the presence of:

Signature of witness

TANIA VITELLARO

Name of witness (block letters)

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:23 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR
as attorney for **DISCOVERY POINT NO. 3A PTY LIMITED** under power of attorney registered book 4672 no. 568 in the presence of:

Signature of witness

TANIA VITELLARO

Name of witness (block letters)

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SIGNED by NIGEL EDGAR
as attorney for **DISCOVERY POINT NO. 3B PTY LIMITED** under power of attorney registered book 4672 no. 568 in the presence of:

Signature of witness

TANIA VITELLARO

Name of witness (block letters)

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:24 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY**)
POINT NO. 4 PTY LIMITED)
under power of attorney registered)
book 4672 no. 568 in the presence)
of:)
)
)
.....)
Signature of witness)
)
TANIA VITELLARO)
Name of witness (block letters))
)

.....
By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY**)
POINT NO. 5 PTY LIMITED)
under power of attorney registered)
book 4672 no. 568 in the presence)
of:)
)
)
.....)
Signature of witness)
)
TANIA VITELLARO)
Name of witness (block letters))
)

.....
By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:25 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY**)
POINT NO. 6 PTY LIMITED)
under power of attorney registered)
book 4672 no. 568 in the presence)
of:)

Signature of witness)

TANIA VITELLARO)
Name of witness (block letters))

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY**)
POINT NO. 7A PTY LIMITED)
under power of attorney registered)
book 4672 no. 568 in the presence)
of:)

Signature of witness)

TANIA VITELLARO)
Name of witness (block letters))

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:26 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY POINT NO. 7B PTY LIMITED**)
under power of attorney registered book 4672 no. 568 in the presence of:)

Signature of witness

TANIA VITELLARO
Name of witness (block letters)

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY POINT NO. 8 PTY LIMITED**)
under power of attorney registered book 4672 no. 568 in the presence of:)

Signature of witness

TANIA VITELLARO
Name of witness (block letters)

By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:27 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR
as attorney for **DISCOVERY POINT NO. 9A PTY LIMITED**
under power of attorney registered book 4672 no. 568 in the presence of:

.....
Signature of witness

TANIA VITELLARO
.....
Name of witness (block letters)

.....
By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SIGNED by NIGEL EDGAR
as attorney for **DISCOVERY POINT NO. 9B PTY LIMITED**
under power of attorney registered book 4672 no. 568 in the presence of:

.....
Signature of witness

TANIA VITELLARO
.....
Name of witness (block letters)

.....
By executing this document the attorney states that the attorney has received no notice of revocation of the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:28 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection ePlan

STRATA PLAN ADMINISTRATION SHEET

PLAN OF SUBDIVISION OF LOT 554 IN DP1192909

Office Use Only

SP89924

Office Use Only

Registered: 8.10.2014

Strata Certificate Details: Subdivision No: Date:

SIGNED by NIGEL EDGAR)
as attorney for **DISCOVERY**)
POINT NO. 10 PTY LIMITED)
under power of attorney registered)
book 4672 no. 568 in the presence)
of:)
)
)
.....)
Signature of witness)
)
TANIA V ITELLARO)
.....)
Name of witness (block letters))
)

.....)
By executing this document the)
attorney states that the attorney has)
received no notice of revocation of)
the power of attorney

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R287623 /Doc:SP 0089924 P /Rev:10-Oct-2014 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:29 of 29
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

ePlan

STRATA PLAN FORM 3A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection

STRATA PLAN ADMINISTRATION SHEET

Sheet ~~5~~ 12 of ~~5~~ 12 sheet(s)

PLAN OF SUBDIVISON OF LOT 554 IN DP1192909

Office Use Only

SP89924

Registered: 8.10.2014

Office Use Only

Strata Certificate Details: Subdivision No: SC2026 Date: 4 AUGUST 2014

Mortgagee:

Signed at Sydney this 1ST Day of AUGUST 2014
Executed by Australia and New Zealand Banking Group Limited (ACN 005 357 522) signed by its Attorney (MATTHEW QUINN)
who certifies that he is Manager Property & Construction Finance pursuant to Power of Attorney Registered No. ~~564~~ 410 Book ~~4388~~ 4376 Dated 18/11/2002

Signed in the presence of .....
(Signature)

PANSY LAU
(Print Name)

ANALYST.
(Title)

SURVEYOR'S REFERENCE: 27000-40804SP [PE SP89924] [2014M7600 (124)]

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:1 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 20EV
Edition: 111

VARIATION OF EASEMENT

AI838457B

New South Wales
Section 47(5A) Real Property Act 1900

PRIVACY NOTE: Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A)	TORRENS TITLE	Servient Tenement (land burdened) CP/SP85432	Dominant Tenement (land benefited) Lots 399 and 401 in DP1161708, ~~Lot 13 in DP1062413, Lots 500-512 in DP1172312~~, Lots 201 and 203 in DP1103650, CP/SP79529 and CP/SP77902, 500-505, 507-512 in DP1172312
(B)	EASEMENT VARIED	Number of Easement 3 in DP1161708	Nature of Easement Easement for Access and Construction and Specified Services (Whole of Lots)
(C)	LODGED BY	Document Collection Box: 41J	Name, Address or DX, Telephone, and Customer Account Number if any King & Wood Mallesons DX 113 Sydney T +61 2 9296 2000 LLPN: 1230084 Reference (optional): 02-5507-2176
			CODE: EV
(D)	APPLICANT (1)	Registered proprietor of the servient tenement The Owners – Strata Plan No. 85432	
(E)	APPLICANT (2)	Registered proprietor of the dominant tenement See Annexure A	

Ø LOT 513-514 DP 1191045

(F) The applicants, having varied the above easement as set out in annexure marked Annexure B hereto, apply to have the

(G) variation recorded on the relevant Torrens Title(s).

(H) The consent of any registered lessee of the dominant tenement or the servient tenement is annexed hereto and marked.....

DATE / / (dd mm yyyy)

(I) See Annexure C.

(J) I certify that I am an eligible witness and that the mortgagee signed this dealing in my presence. [See note* below].

Signature of witness:

Name of witness: KERRIE DUONG

Address of witness: 1 FARRER PLACE SYDNEY NSW 2000

Certified correct for the purposes of the Real Property Act 1900 by the mortgagee charge under mortgage/~~charge~~/covenant charge no. AH128173, AH792585, AH792589 shown on folio of the Register 6/B 500-512 in DP1172312

Signature of the mortgagee:

Book 4376
No. 410
Date. 18/11/2002

MATT QUINN

** s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identifying documentation.*

ALL HANDWRITING MUST BE IN BLOCK CAPITALS

Caveators consent filmed with AI838255

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:2 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Variation of easement

Annexure A

Applicant (2) – Registered proprietor of the dominant tenement:

The Owners – Strata Plan No. 79529

The Owners – Strata Plan No. 77902

Discovery Point No. 1 Pty Limited

Discovery Point No. 2 Pty Limited

Discovery Point No. 3A Pty Limited

Discovery Point No. 3B Pty Limited

Discovery Point No. 4 Pty Limited

Discovery Point No. 5 Pty Limited

Discovery Point No. 6 Pty Limited

Discovery Point No. 7A Pty Limited

Discovery Point No. 7B Pty Limited

Discovery Point No. 8 Pty Limited

Discovery Point No. 9A Pty Limited

Discovery Point No. 9B Pty Limited

Discovery Point No. 10 Pty Limited

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:3 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Annexure B – Terms of the variation

Item 3 in DP1161708 as set out in the Section 88B Instrument dated 21 October 2011 is amended as follows:

Clause 7.10(a) is deleted and replaced with the following words:

"(a) 15 years after the date of registration of this instrument; or"

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:4 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

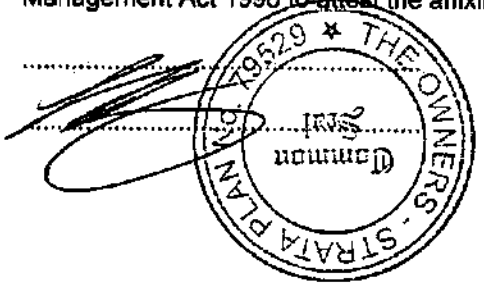
Variation of easement

Annexure C – Execution

Approved Form 23

Attestation

The common seal of the Owners - Strata Plan No 79529 was hereunto affixed on 9 July 2014 in the presence of Deanne Rudy being the person (s) authorised by s. 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.



Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:5 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

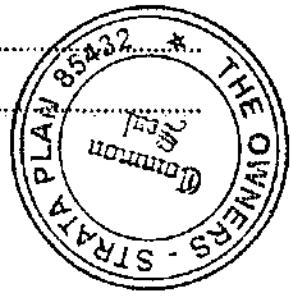
Approved Form 23

Attestation

The common seal of the Owners - Strata Plan No 85432 was hereunto affixed on 10 July 2014 in the presence of Deanne Rudy..... being the person (s) authorised by s. 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.

.....

.....



Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:6 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

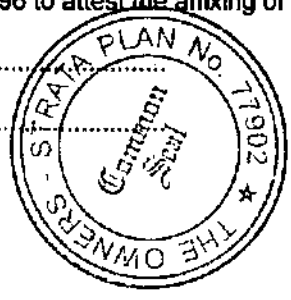
Approved Form 23

Attestation

The common seal of the Owners - Strata Plan No 77902 was hereunto affixed on 10 July 2014 in the presence of Deanne Rudy ..... being the person (s) authorised by s. 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.

.....

.....



Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:7 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 8

Certificate of Owners Corporation

The Owners – Strata Plan No. 85432 certifies that on 9 July 2014 it passed a special resolution accepting a;

~~*(1) *Transfer / *Lease #~~

~~..... pursuant to section 19 Strata Schemes (Freehold Development) Act 1973, or section 22 Strata Schemes (Leasehold Development) Act 1986,~~

*(2) ~~Plan and section 88B instrument~~ *Variation of easement

..... pursuant to section 26 Strata Schemes (Freehold Development) Act 1973, ~~or section 30 Strata Schemes (Leasehold Development) Act 1986~~.

The common seal of the Owners – Strata Plan No 85432 was hereunto affixed on ^ 10 July 2014 in the presence of Deanne Kudy ... being the person(s) authorised by section 238 Strata Schemes Management Act 1996 ~~to attest~~ the affixing of the seal.

.....

.....

STRATA PLAN 85432 * THE OWNERS

^ Insert appropriate date
* Strike out if inapplicable
# Provide sufficient details to particularly identify the transfer, lease or plan to which this certificate relates.

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:8 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 9

Certificate of Owners Corporation

The Owners - Strata Plan No 77902 certifies that:

(1) On 9 July 2014 it passed a special resolution agreeing to the execution of the dealing ..... pursuant to section 28(4) Strata Schemes (Freehold Development) Act 1973;

(2) The requirements of section 28(3)(a)(ii) Strata Schemes (Freehold Development) Act 1973 have been complied with in respect of the said dealing.

The common seal of the Owners – Strata Plan No. 77902 was hereunto affixed on 10 July 2014 in the presence of Deanne Rudy being the person (s) authorised by section 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.

STRATA PLAN No. 77902 * THE OWNERS

Parties:

Dated:

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:9 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 9

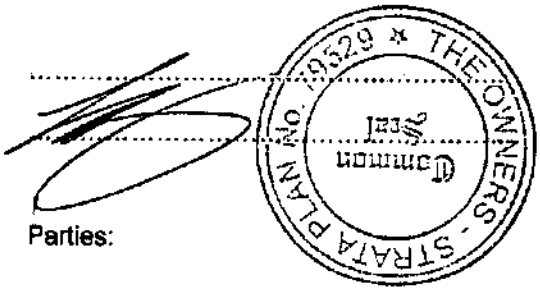
Certificate of Owners Corporation

The Owners - Strata Plan No 79529 certifies that:

(1) On 1 July 2014 it passed a special resolution agreeing to the execution of the dealing ..... pursuant to section 28(4) Strata Schemes (Freehold Development) Act 1973;

(2) The requirements of section 28(3)(a)(ii) Strata Schemes (Freehold Development) Act 1973 have been complied with in respect of the said dealing.

The common seal of the Owners – Strata Plan No. 79529 was hereunto affixed on 9 July 2014 in the presence of Deanne Rudy being the person (s) authorised by section 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.



Parties:

Dated:

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:10 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DISCOVERY POINT NO. 1 PTY LIMITED ACN 093 909 758

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 1 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN NEWSON
Office held: DIRECTOR

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOYD
Office held: ALTERNATE DIRECTOR

DISCOVERY POINT NO. 2 PTY LIMITED ACN 097 478 996

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 2 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN NEWSON
Office held: DIRECTOR

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOYD
Office held: ALTERNATE DIRECTOR

DISCOVERY POINT NO. 3A PTY LIMITED ACN 097 928

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 3A Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN NEWSON
Office held: DIRECTOR

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOYD
Office held: ALTERNATE DIRECTOR

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:11 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DISCOVERY POINT NO. 3B PTY LIMITED ACN 097 479 028

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 3B Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOLDEN
Office held: DIRECTOR NEWSOM

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOYD
Office held: ALTERNATE DIRECTOR

DISCOVERY POINT NO. 4 PTY LIMITED ACN 097 479 082

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 4 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOLDEN
Office held: DIRECTOR NEWSOM

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOYD
Office held: ALTERNATE DIRECTOR

DISCOVERY POINT NO. 5 PTY LIMITED ACN 097 479 117

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 5 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOLDEN
Office held: DIRECTOR NEWSOM

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOYD
Office held: ALTERNATE DIRECTOR

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:12 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DISCOVERY POINT NO. 6 PTY LIMITED ACN 100 561 215

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 6 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN
Office held: DIRECTOR NEWSOM

Signature of authorised person:

Name of authorised person:
Office held: ALTERNATE DIRECTOR ANTHONY PETER BOYD

DISCOVERY POINT NO. 7A PTY LIMITED ACN 102 478 348

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 7A Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN
Office held: DIRECTOR NEWSOM

Signature of authorised person:

Name of authorised person:
Office held: ALTERNATE DIRECTOR ANTHONY PETER BOYD

DISCOVERY POINT NO. 7B PTY LIMITED ACN 097 479 153

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 7B Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN
Office held: DIRECTOR NEWSOM

Signature of authorised person:

Name of authorised person:
Office held: ALTERNATE DIRECTOR ANTHONY PETER BOYD

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:13 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DISCOVERY POINT NO. 8 PTY LIMITED ACN 100 971 266

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 8 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN NEWSOM
Office held: DIRECTOR

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOND
Office held: ALTERNATE DIRECTOR

DISCOVERY POINT NO. 9A PTY LIMITED ACN 102 882 306

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 9A Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN NEWSOM
Office held: DIRECTOR

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOND
Office held: ALTERNATE DIRECTOR

DISCOVERY POINT NO. 9B PTY LIMITED ACN 097 479 180

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 9B Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BOWDEN NEWSOM
Office held: DIRECTOR

Signature of authorised person:

Name of authorised person: ANTHONY PETER BOND
Office held: ALTERNATE DIRECTOR

Req:R291122 /Doc:DL AI838457 /Rev:17-Sep-2014 /NSW LRS /Pgs:ALL /Prt:04-Jun-2026 12:07 /Seq:14 of 14
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DISCOVERY POINT NO. 10 PTY LIMITED ACN 100 252 524

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point No. 10 Pty Limited
Authority: section 127(1), Corporations Act

Signature of authorised person:

Name of authorised person: MICHAEL BONDEN NEWSOM
Office held: DIRECTOR

Signature of authorised person:

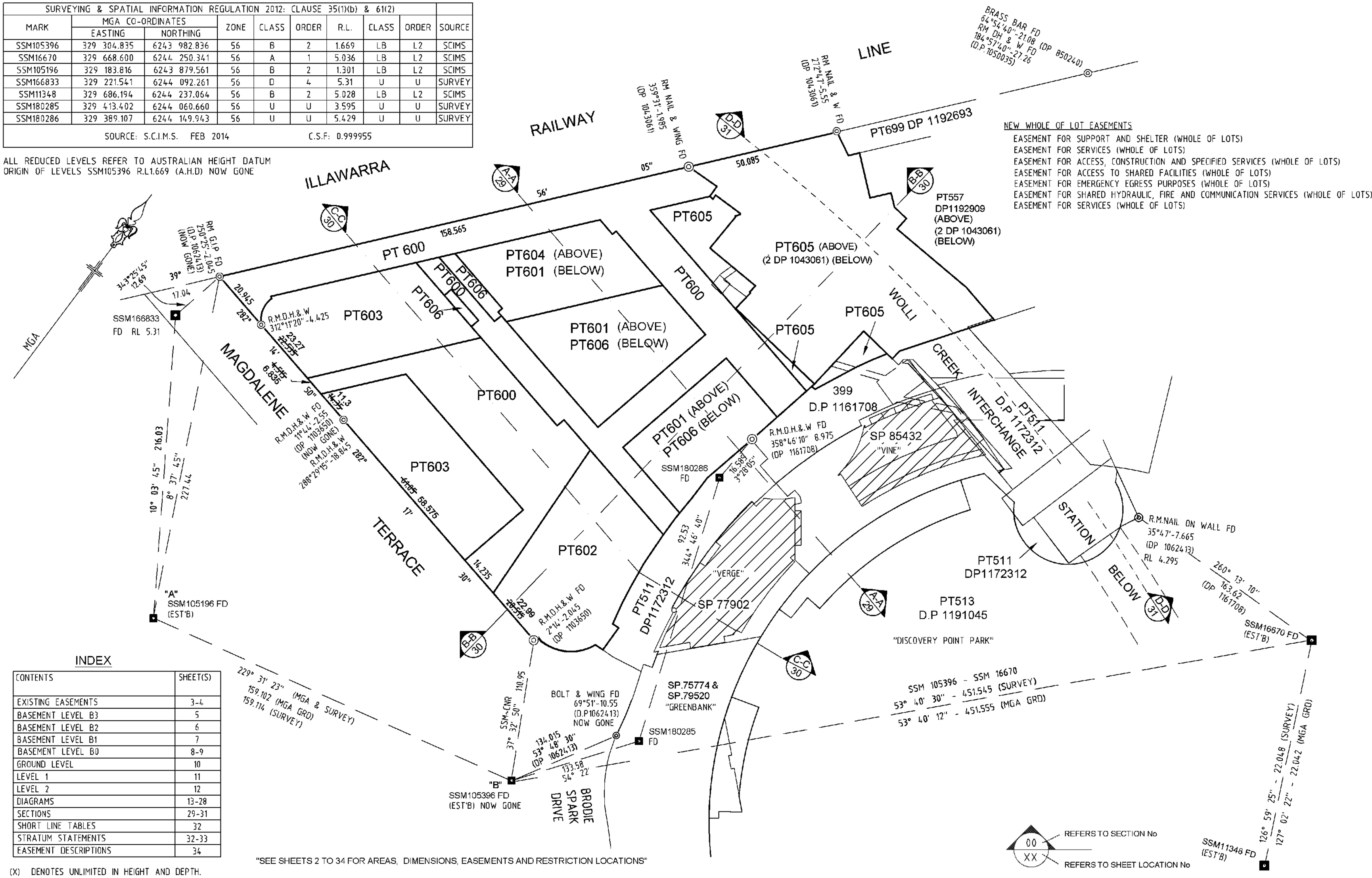
Name of authorised person: ANTHONY PETER BOYD
Office held: [redacted] ALTERNATE DIRECTOR

**s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identity documentation.*

SURVEYING & SPATIAL INFORMATION REGULATION 2012: CLAUSE 35(1)(b) & 61(2)									
MARK	MGA CO-ORDINATES		ZONE	CLASS	ORDER	R.L.	CLASS	ORDER	SOURCE
	EASTING	NORTHING							
SSM105396	329 304.835	6243 982.836	56	B	2	1.669	LB	L2	SCIMS
SSM16670	329 668.600	6244 250.341	56	A	1	5.036	LB	L2	SCIMS
SSM105196	329 183.816	6243 879.561	56	B	2	1.301	LB	L2	SCIMS
SSM166833	329 221.541	6244 092.261	56	D	4	5.31	U	U	SURVEY
SSM11348	329 686.194	6244 237.064	56	B	2	5.028	LB	L2	SCIMS
SSM180285	329 413.402	6244 060.660	56	U	U	3.595	U	U	SURVEY
SSM180286	329 389.107	6244 149.943	56	U	U	5.429	U	U	SURVEY
SOURCE: S.C.I.M.S. FEB 2014 C.S.F: 0.999955									

ALL REDUCED LEVELS REFER TO AUSTRALIAN HEIGHT DATUM
ORIGIN OF LEVELS SSM105396 R.L1.669 (A.H.D) NOW GONE

NEW WHOLE OF LOT EASEMENTS
EASEMENT FOR SUPPORT AND SHELTER (WHOLE OF LOTS)
EASEMENT FOR SERVICES (WHOLE OF LOTS)
EASEMENT FOR ACCESS, CONSTRUCTION AND SPECIFIED SERVICES (WHOLE OF LOTS)
EASEMENT FOR ACCESS TO SHARED FACILITIES (WHOLE OF LOTS)
EASEMENT FOR EMERGENCY EGRESS PURPOSES (WHOLE OF LOTS)
EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SERVICES (WHOLE OF LOTS)
EASEMENT FOR SERVICES (WHOLE OF LOTS)



"SEE SHEETS 2 TO 34 FOR AREAS, DIMENSIONS, EASEMENTS AND RESTRICTION LOCATIONS"

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600-607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 800	Registered 5.11.2014	DP1192906 E

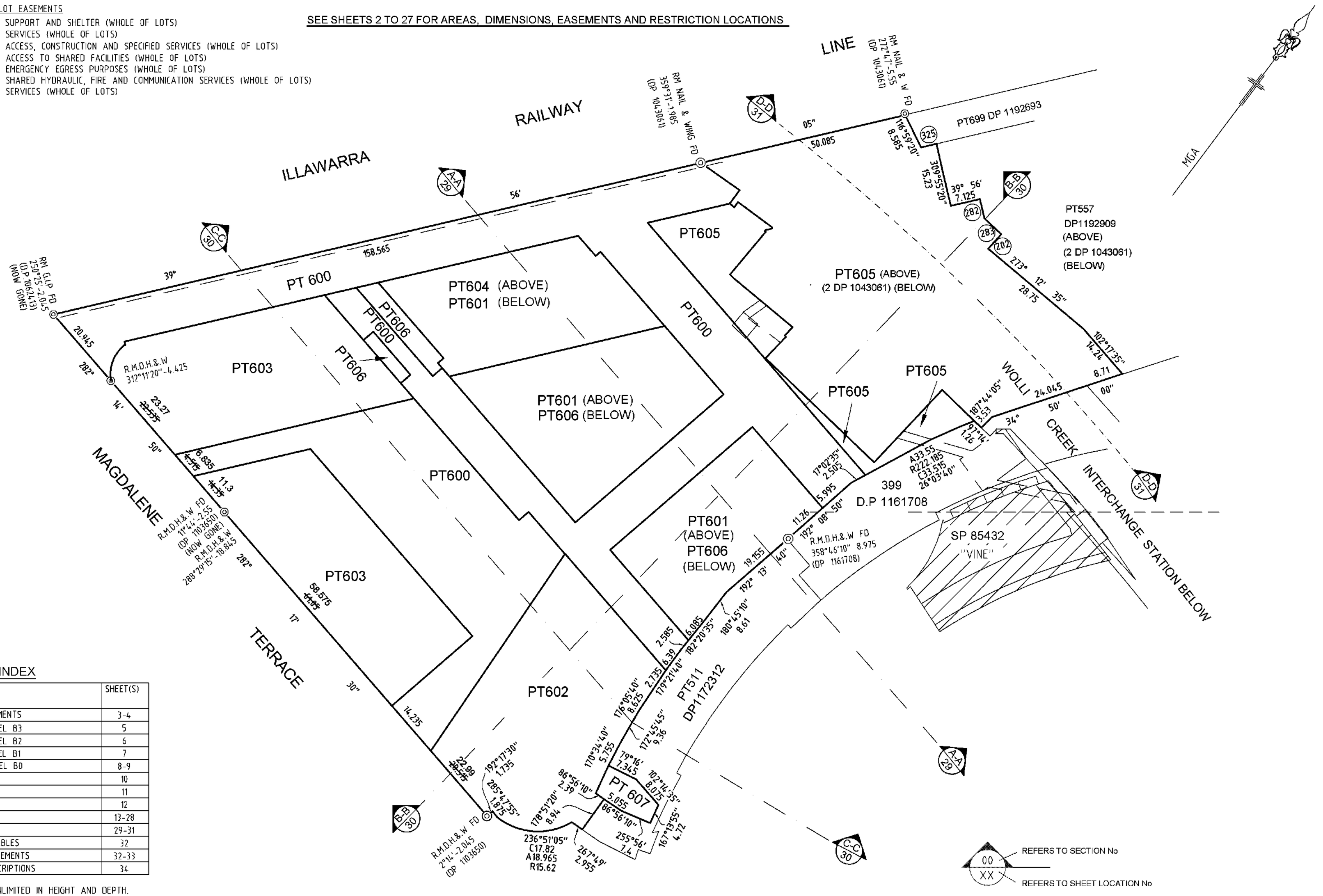
Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:1 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DISTANCES AMENDED ALONG MAGDALENE TERRACE VIDE 2015-729 23.6.2015

NEW WHOLE OF LOT EASEMENTS

EASEMENT FOR SUPPORT AND SHELTER (WHOLE OF LOTS)
EASEMENT FOR SERVICES (WHOLE OF LOTS)
EASEMENT FOR ACCESS, CONSTRUCTION AND SPECIFIED SERVICES (WHOLE OF LOTS)
EASEMENT FOR ACCESS TO SHARED FACILITIES (WHOLE OF LOTS)
EASEMENT FOR EMERGENCY EGRESS PURPOSES (WHOLE OF LOTS)
EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SERVICES (WHOLE OF LOTS)
EASEMENT FOR SERVICES (WHOLE OF LOTS)

SEE SHEETS 2 TO 27 FOR AREAS, DIMENSIONS, EASEMENTS AND RESTRICTION LOCATIONS



INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600-607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 600	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:2 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342
DISTANCES AMENDED ALONG MAGDALENE TERRACE VIDE 2015-729 23.6.2015

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

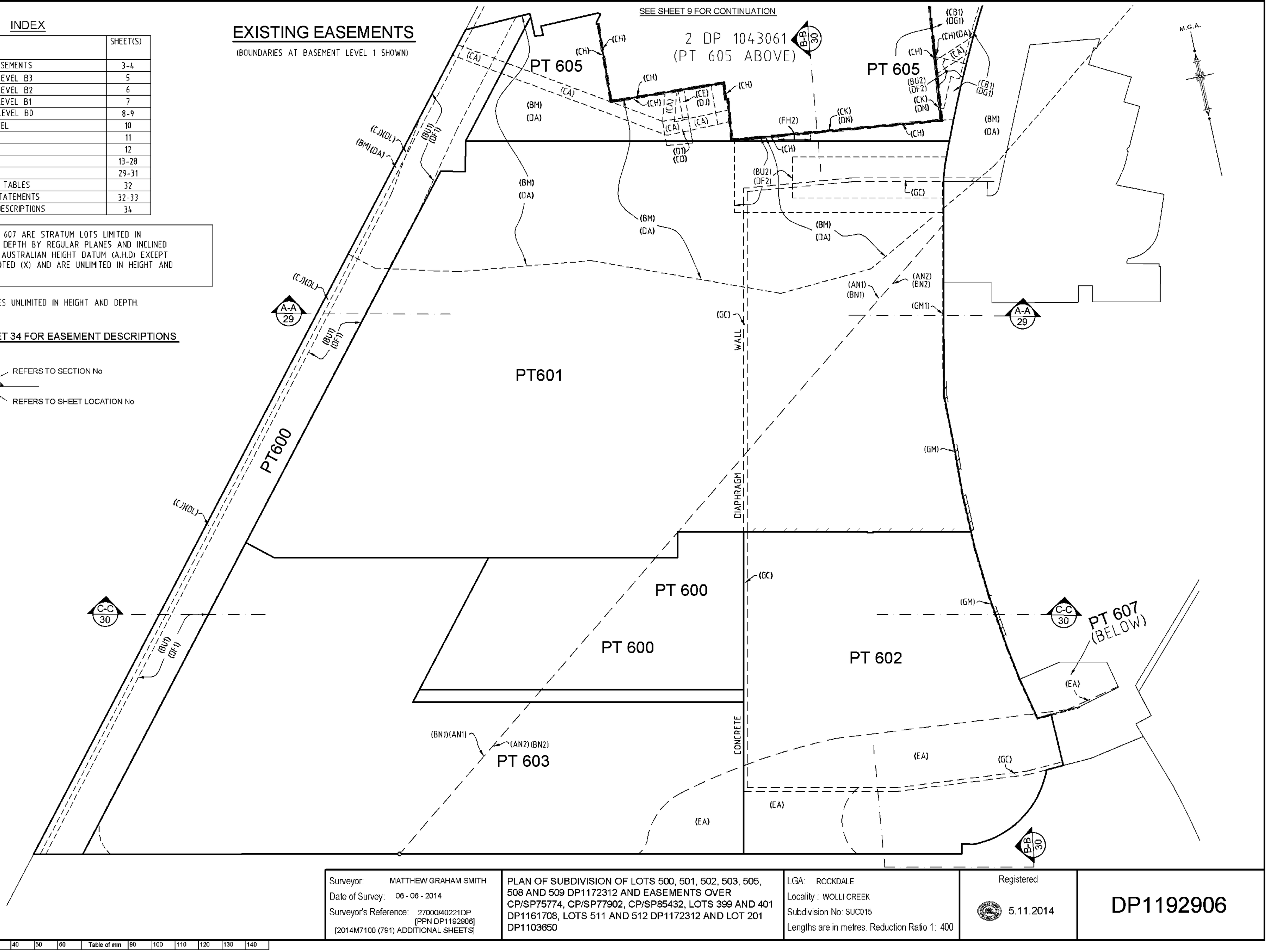
SEE SHEET 34 FOR EASEMENT DESCRIPTIONS

00 REFERS TO SECTION No
XX REFERS TO SHEET LOCATION No

EXISTING EASEMENTS

(BOUNDARIES AT BASEMENT LEVEL 1 SHOWN)

SEE SHEET 9 FOR CONTINUATION



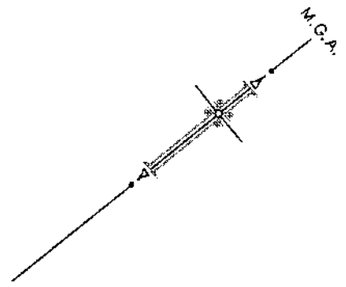
Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

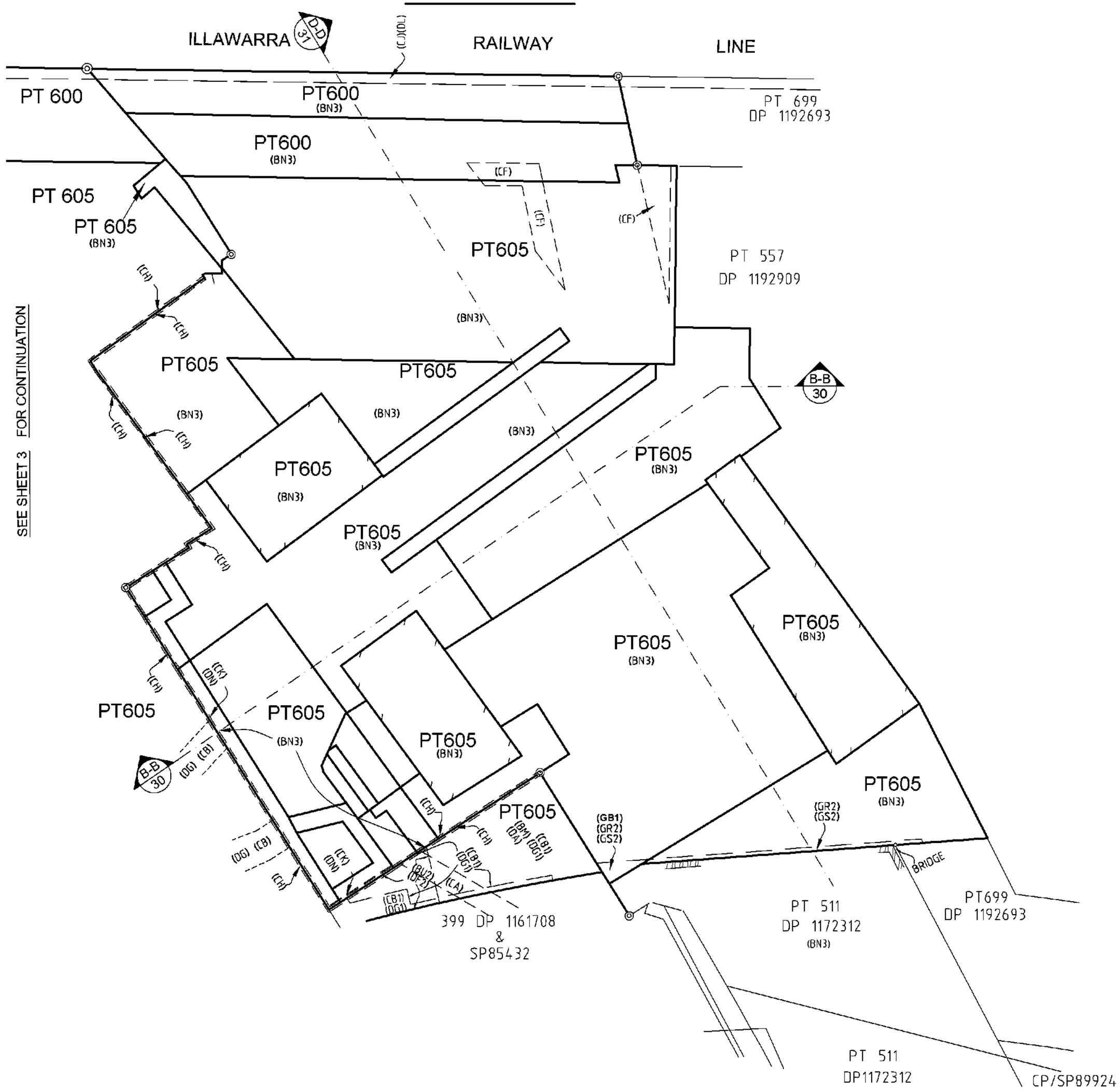
10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:3 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:4 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

EXISTING EASEMENTS CONTINUATION





SEE SHEET 34 FOR EASEMENT DESCRIPTIONS

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

00 REFERS TO SECTION No

XX REFERS TO SHEET LOCATION No

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Surveyor: MATTHEW GRAHAM SMITH
Date of Survey: 06 - 06 - 2014
Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650

LGA: ROCKDALE
Locality : WOLLI CREEK
Subdivision No: SUC015
Lengths are in metres. Reduction Ratio 1: 300

Registered 5.11.2014

DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:5 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

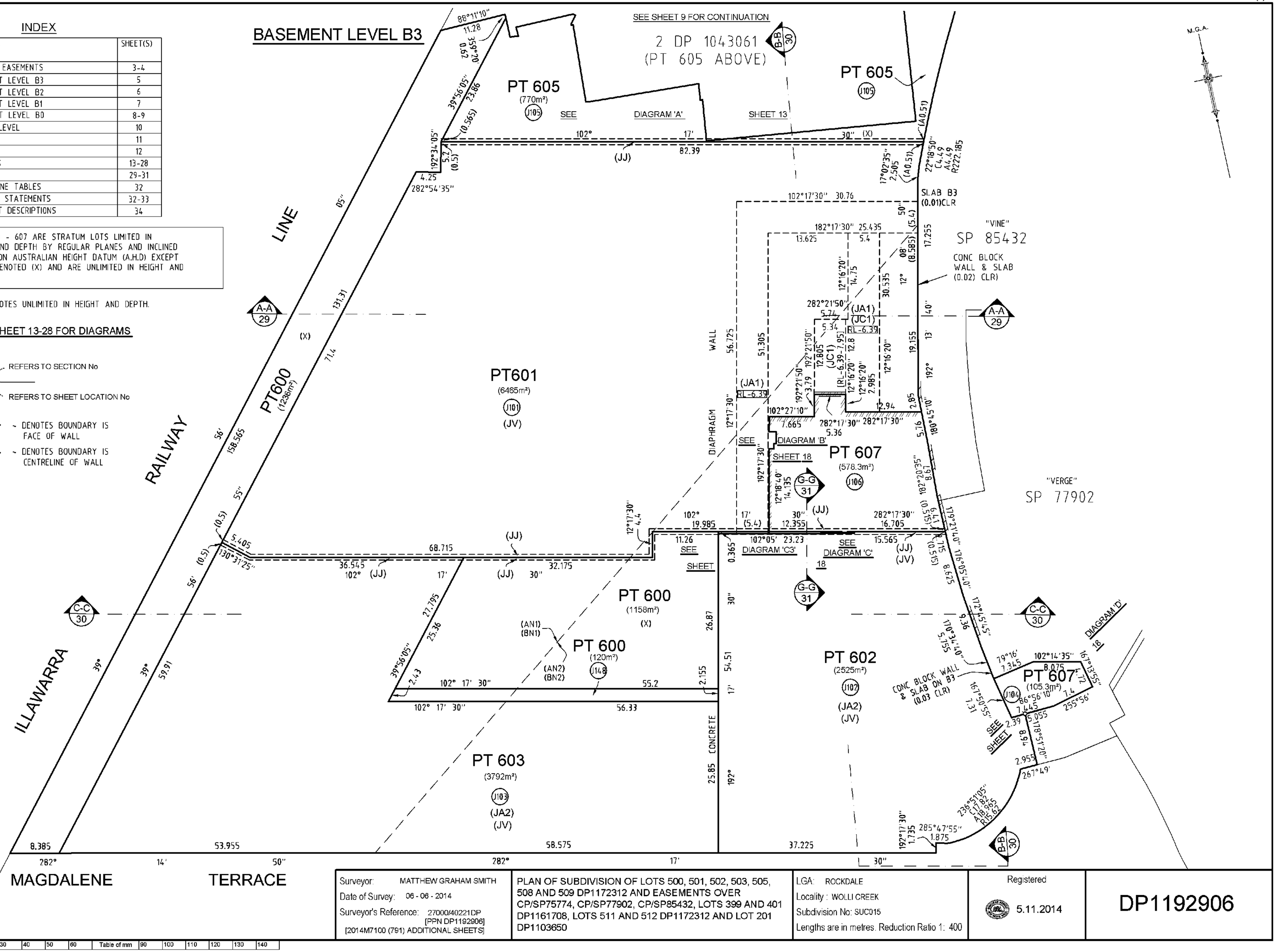
SEE SHEET 13-28 FOR DIAGRAMS

00 / XX — REFERS TO SECTION No / REFERS TO SHEET LOCATION No

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

BASEMENT LEVEL B3



Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

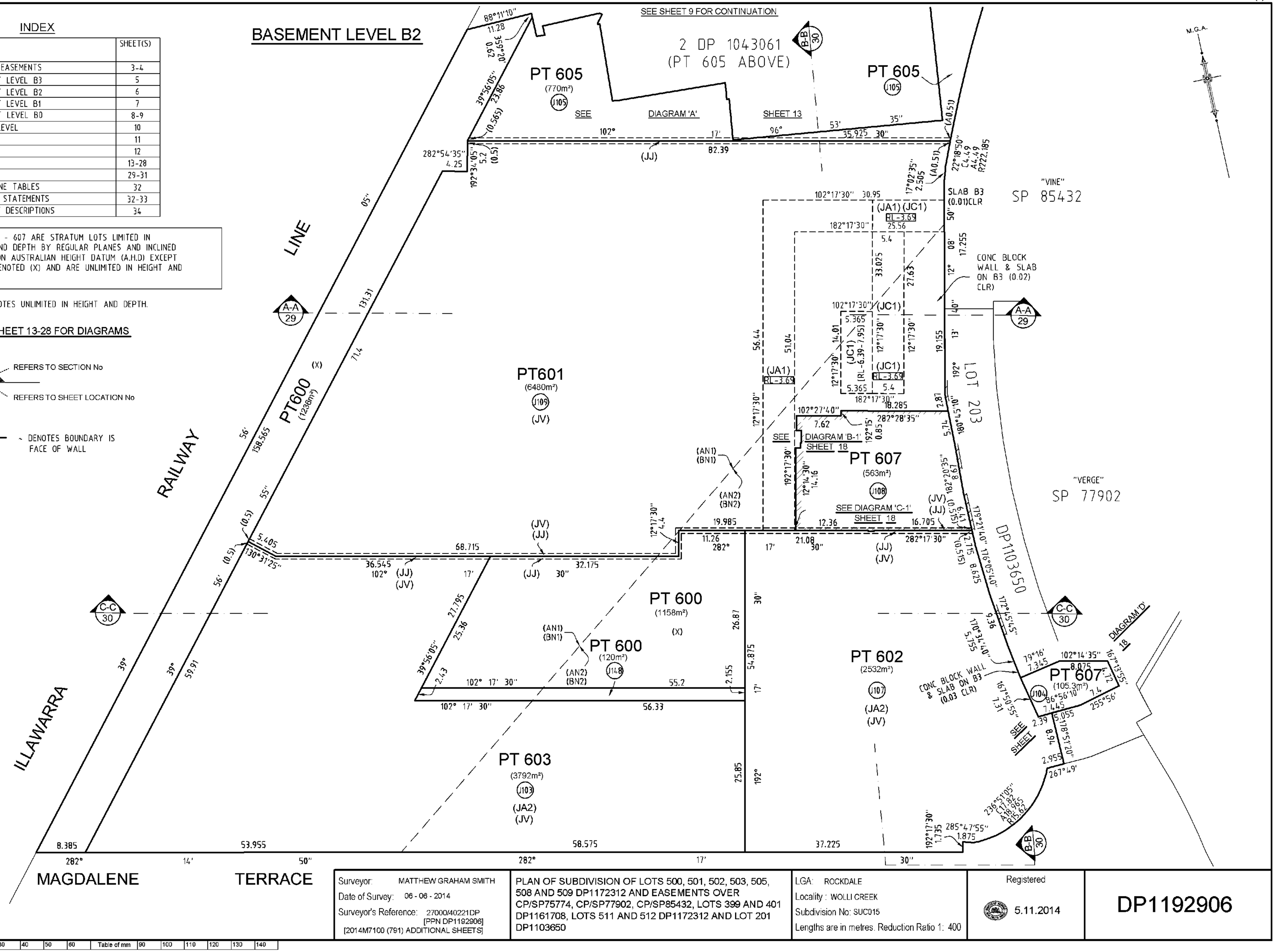
(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

SEE SHEET 13-28 FOR DIAGRAMS

00 / XX — REFERS TO SECTION No / REFERS TO SHEET LOCATION No

~ DENOTES BOUNDARY IS FACE OF WALL

BASEMENT LEVEL B2



Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:6 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:7 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

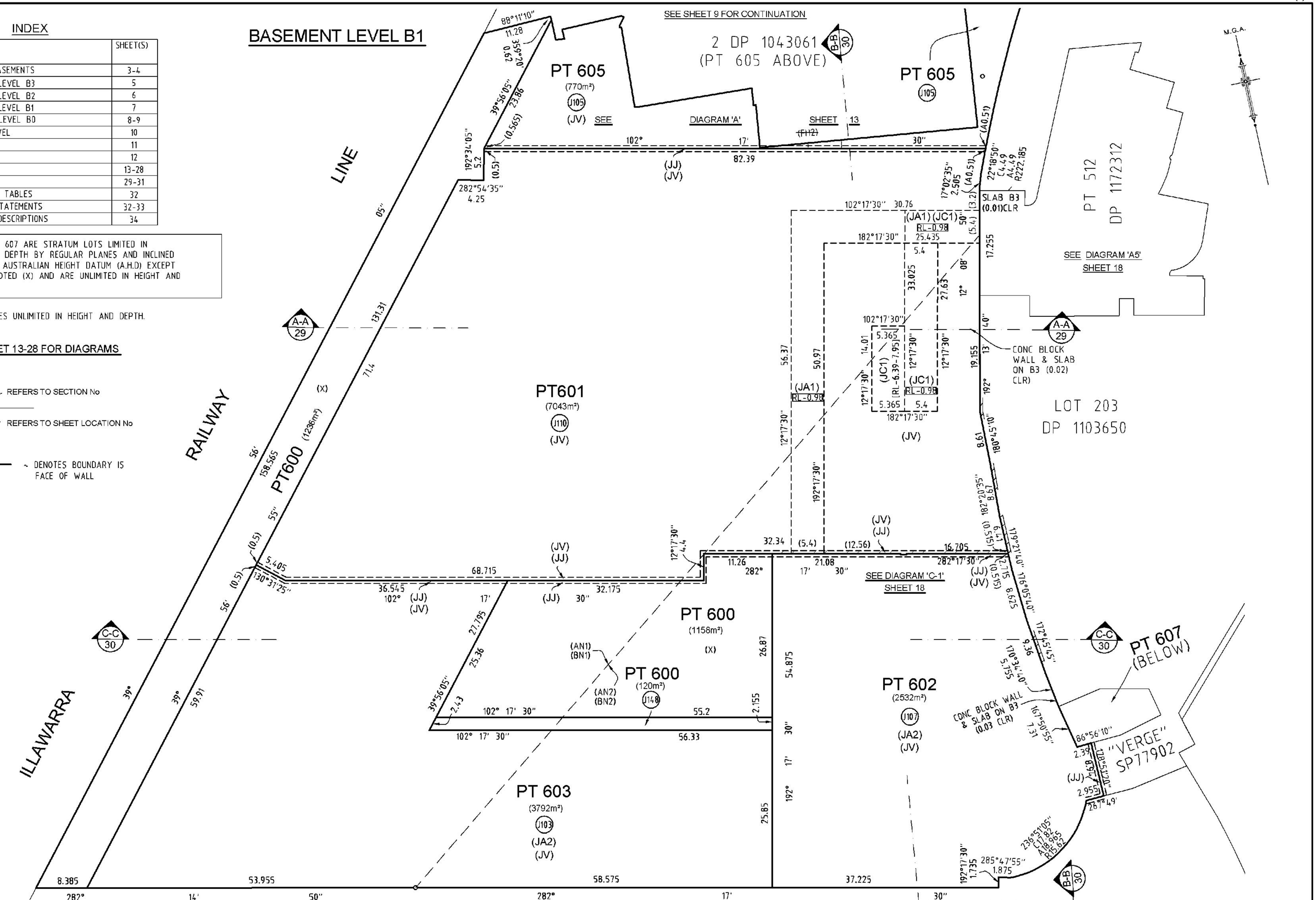
(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

SEE SHEET 13-28 FOR DIAGRAMS

00 / XX — REFERS TO SECTION No / REFERS TO SHEET LOCATION No

~ DENOTES BOUNDARY IS FACE OF WALL

BASEMENT LEVEL B1



Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

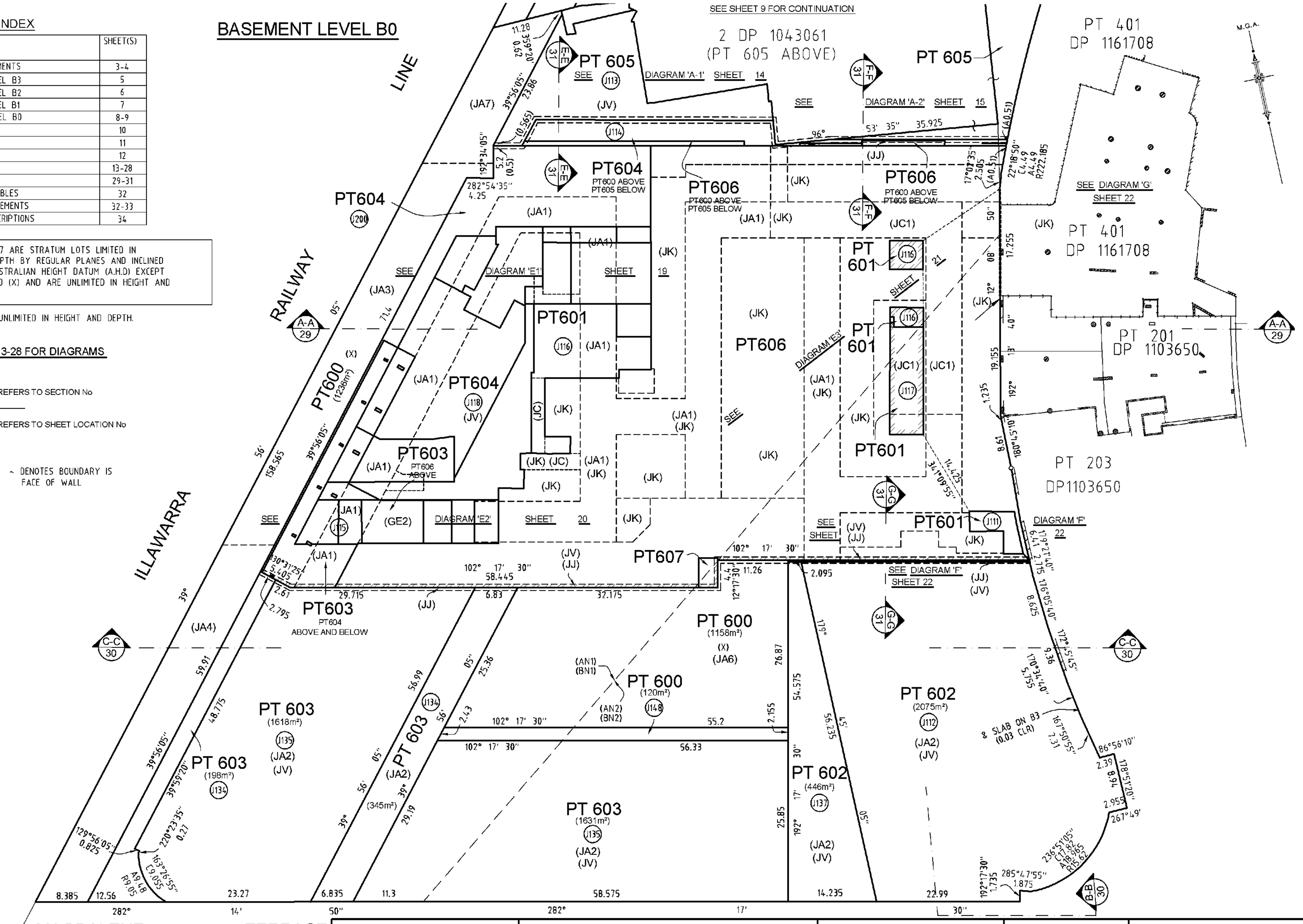
(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

SEE SHEET 13-28 FOR DIAGRAMS

00 / XX — REFERS TO SECTION No / REFERS TO SHEET LOCATION No

~ DENOTES BOUNDARY IS FACE OF WALL

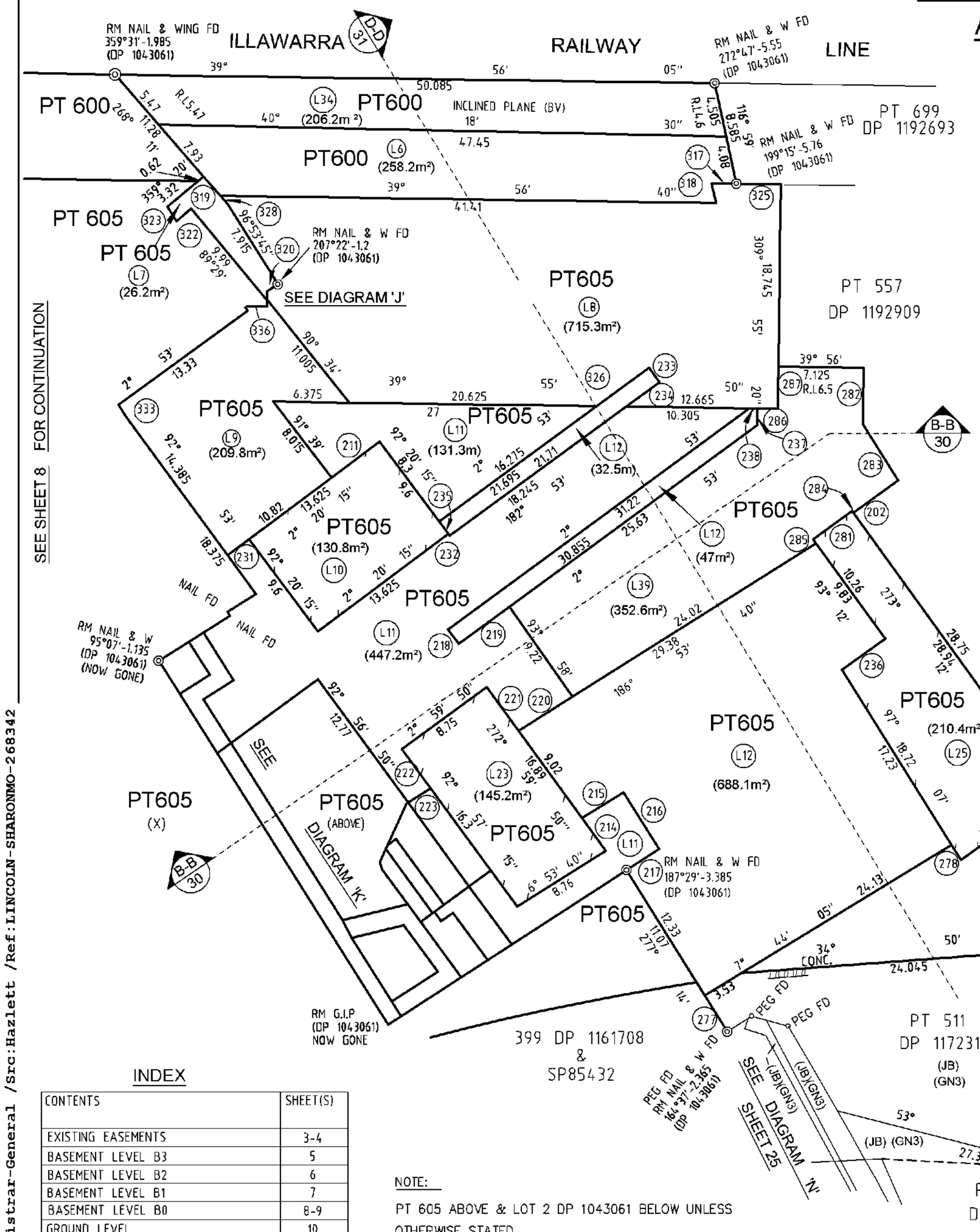
BASEMENT LEVEL B0



Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:8 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

BASEMENT LEVEL B0 AND ABOVE



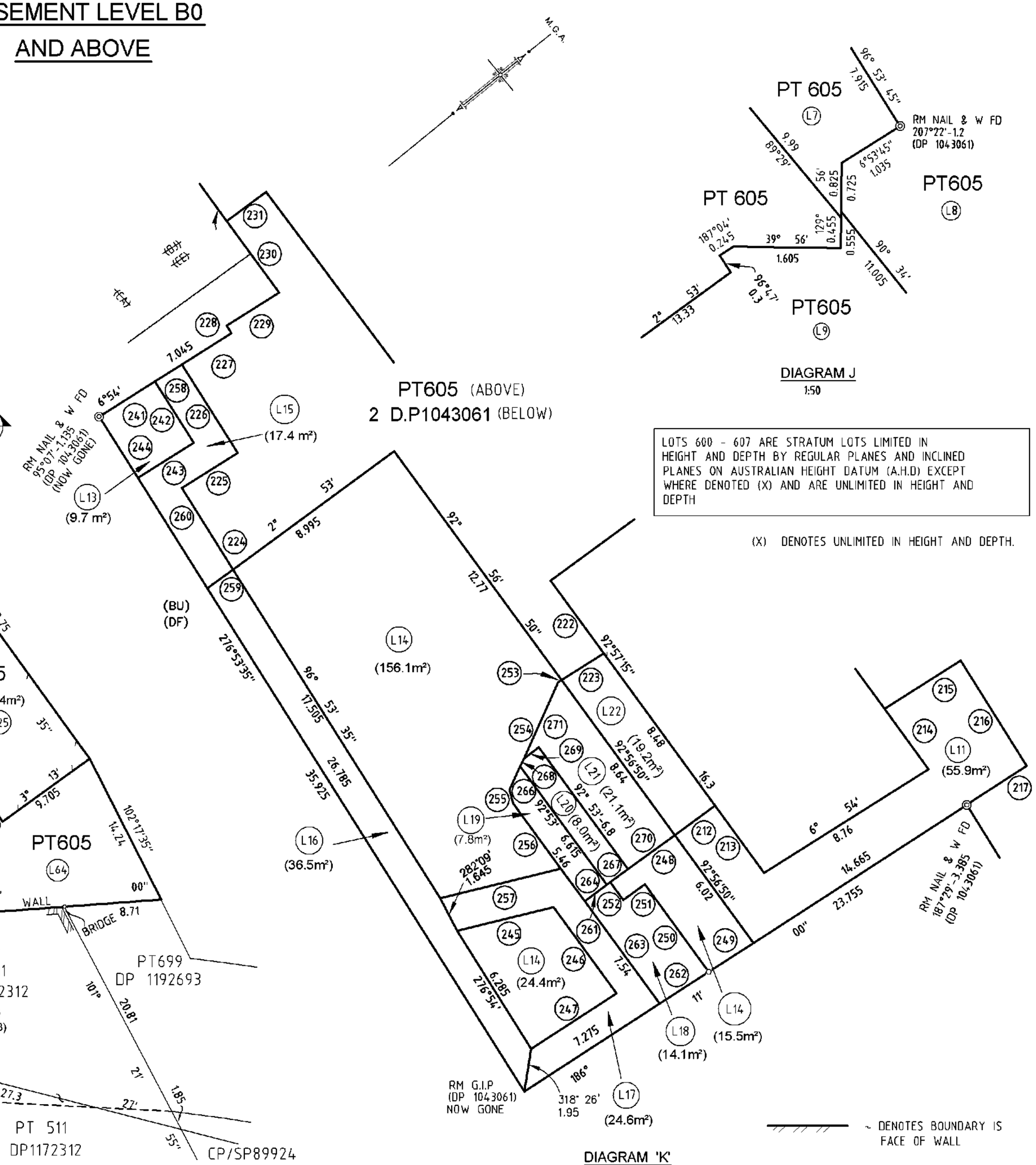


DIAGRAM J
1:50

DIAGRAM 'K'
1:150

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

~ DENOTES BOUNDARY IS FACE OF WALL

NOTE:

PT 605 ABOVE & LOT 2 DP 1043061 BELOW UNLESS OTHERWISE STATED.

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

00 REFERS TO SECTION No
XX REFERS TO SHEET LOCATION No

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 300	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:9 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

SEE SHEET 13-28 FOR DIAGRAMS

00 REFERS TO SECTION No
XX REFERS TO SHEET LOCATION No

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

GROUND LEVEL

(LOTS 602 AND 603 UNLIMITED IN HEIGHT)

SEE SHEET 9 FOR CONTINUATION

PT 605 2 DP 1043061 (BELOW)

PT 605 (384m²) (X)

PT 605 (188m²)

PT 600 (2780m²) J122

PT 600 (151m²) J122

PT 600 (1289m²)

PT 600 (1158m²) (JA6) (X)

PT 600 (446m²) PT602 BELOW J120

PT 600

PT 601 J124

PT 601

PT 604 J125

PT 604 PT603 & PT604 BELOW J123

PT 604 J146

PT 606

PT 606 (JA1) (JK)

PT 606

PT 603 (1618m²) J135

PT 603 (345m²) (JA6)

PT 603 (120m²) J147

PT 603 (1631m²) J135

PT 602 (2086m²) J112

PT 399 (ABOVE) PT 402 (BELOW)

PT 511 DP 1172312

PT 511 DP 1172312

LINE

RAILWAY

ILLAWARRA

MAGDALENE TERRACE

SEE DIAGRAM 'A-3' SHEET 16

SEE DIAGRAM 'A-4' SHEET 17

SEE DIAGRAM 'L' SHEET 24

SEE DIAGRAM 'M' 25

SEE DIAGRAM 'N' SHEET 25

SEE DIAGRAM 'O' SHEET 26

SEE DIAGRAM 'P' SHEET 27

SEE DIAGRAM 'H' SHEET 23

A-A 29

B-B 30

C-C 30

M.G.A.

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

NOTATION JA6 & STRATUM STATEMENT ADDED TO PLAN VIDE 2015-729 23.6.2015
CHORD , ARC & RADIUS ON EASTERN BOUNDARY OF PT 605 AMENDED VIDE 2015-64 17.2.2015

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:10 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

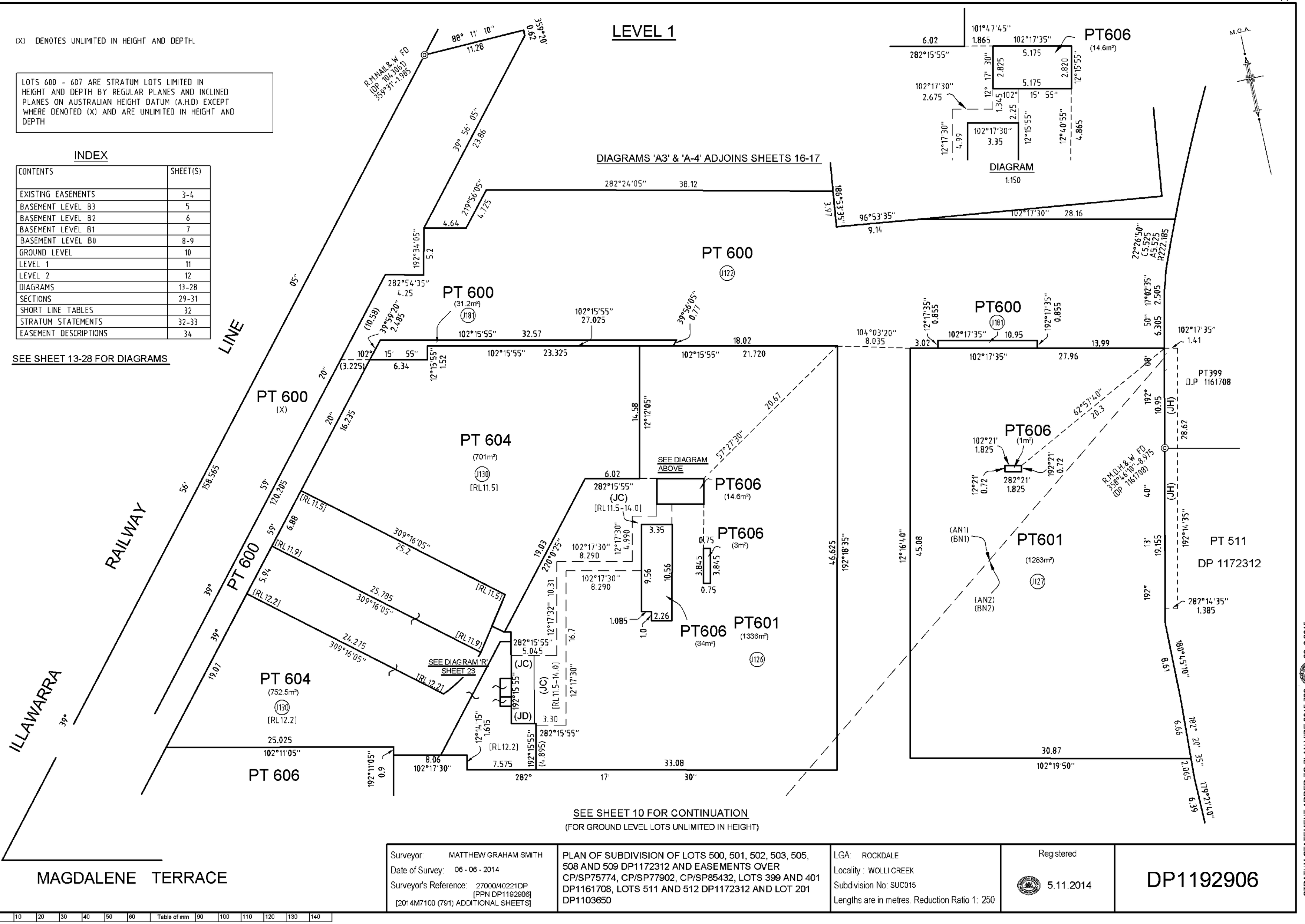
LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

SEE SHEET 13-28 FOR DIAGRAMS

LEVEL 1



SEE SHEET 10 FOR CONTINUATION
(FOR GROUND LEVEL LOTS UNLIMITED IN HEIGHT)

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 250	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:11 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATUM STATEMENT ADDED TO PLAN VIDE 2015-729 23.6.2015

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

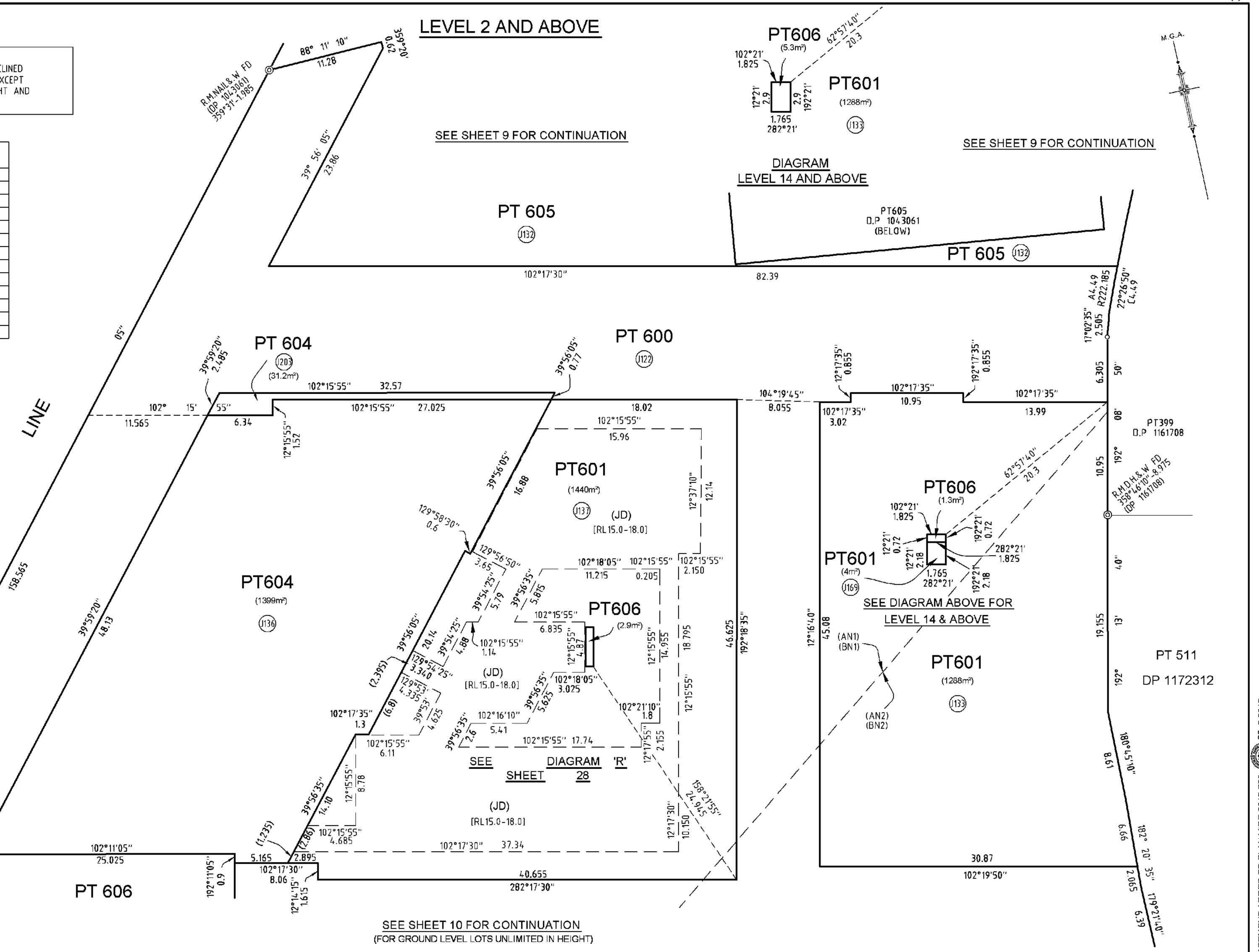
LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

SEE SHEET 13-28 FOR DIAGRAMS

LEVEL 2 AND ABOVE



Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 250	Registered 5.11.2014	DP1192906

STRATUM STATEMENT ADDED TO PLAN VIDE 2015-729 23.6.2015

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:12 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

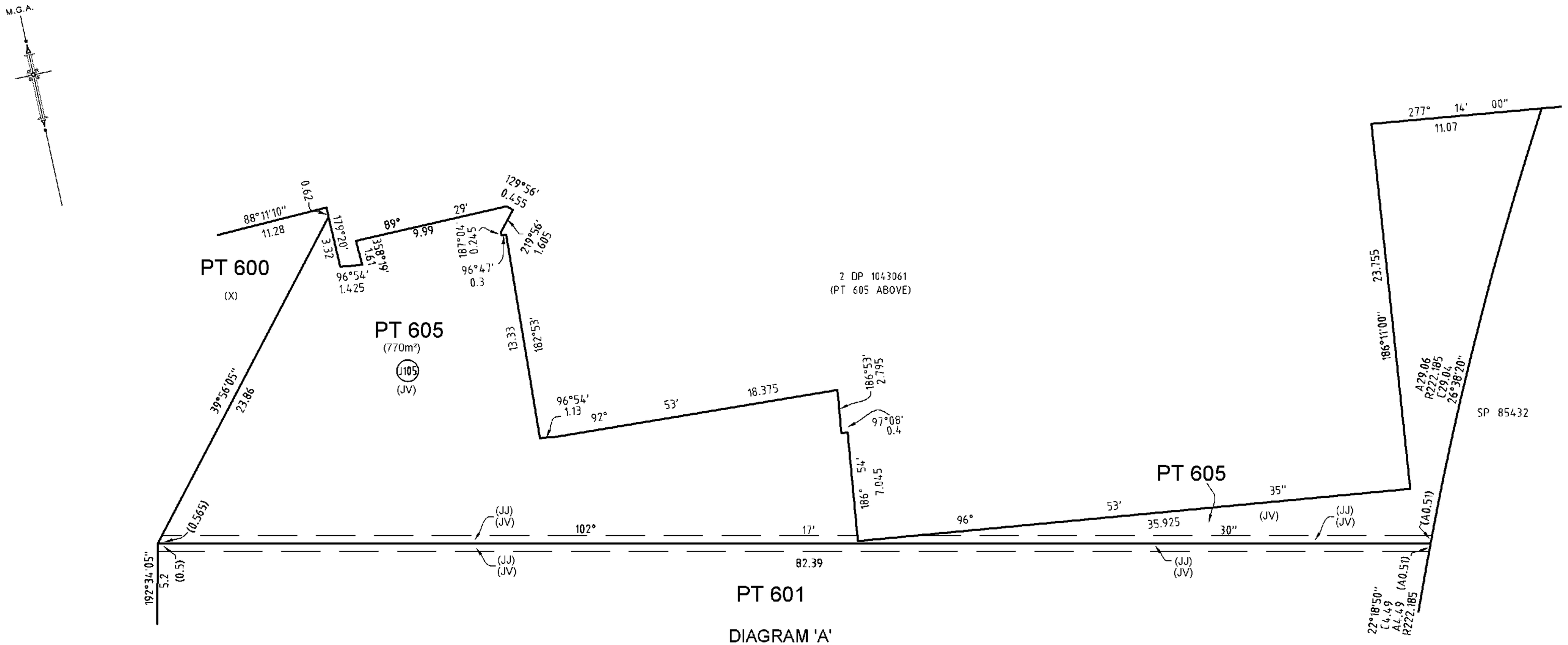


DIAGRAM 'A'

(BASEMENT B1 AND BELOW)

1:200

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:13 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

REFERS TO SECTION No
00
XX
REFERS TO SHEET LOCATION No

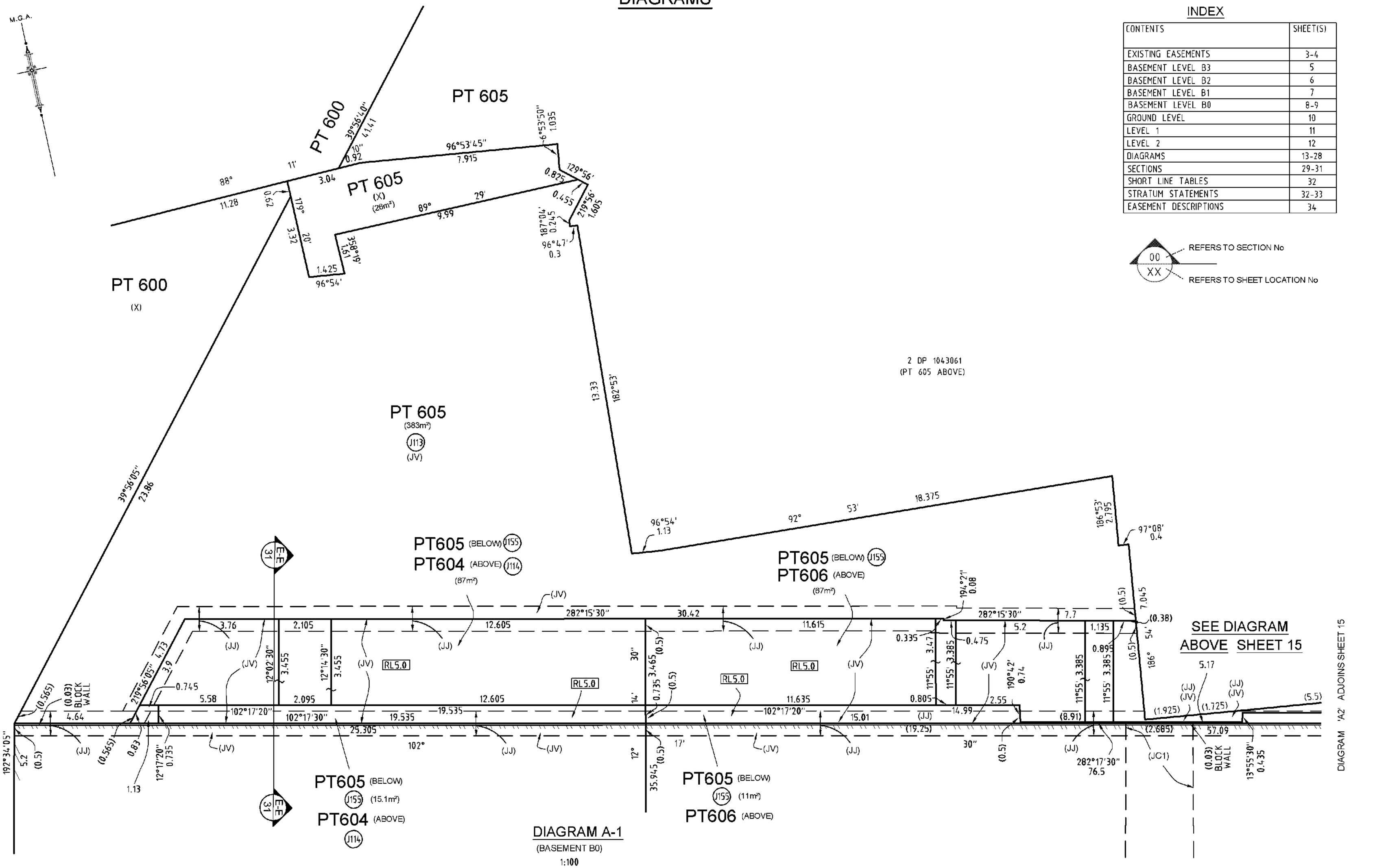


DIAGRAM A-1

(BASEMENT B0)

1:100

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 100	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:14 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:15 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

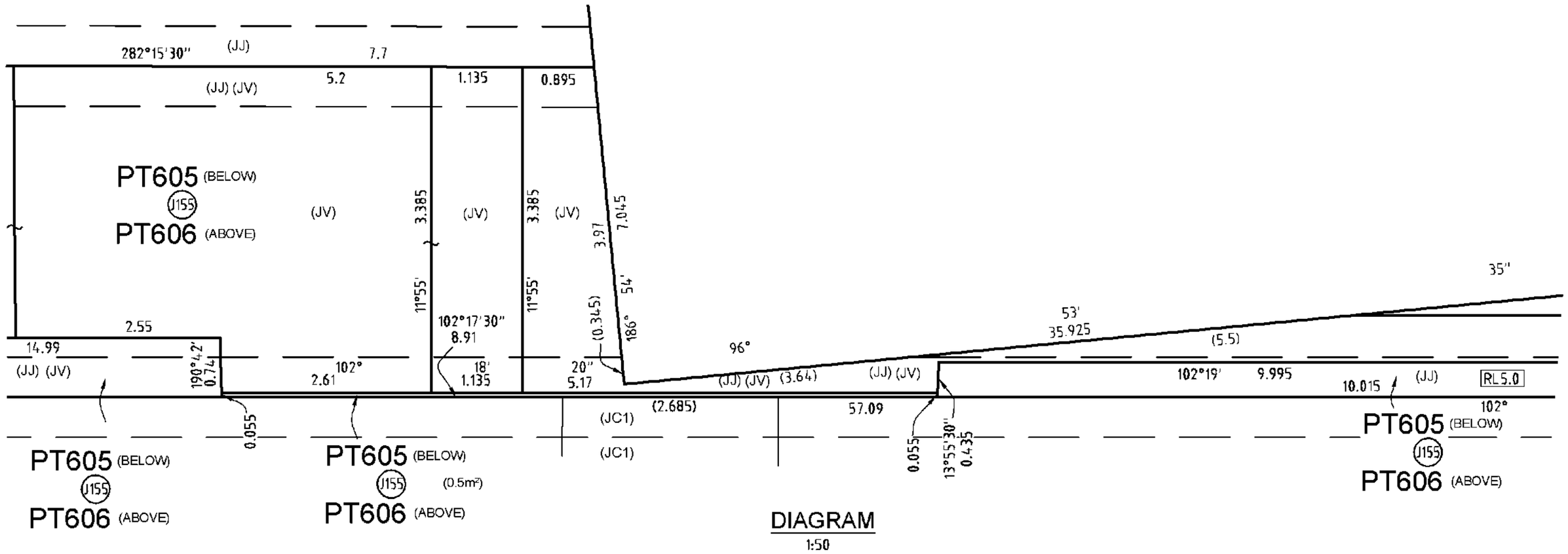


DIAGRAM
1:50

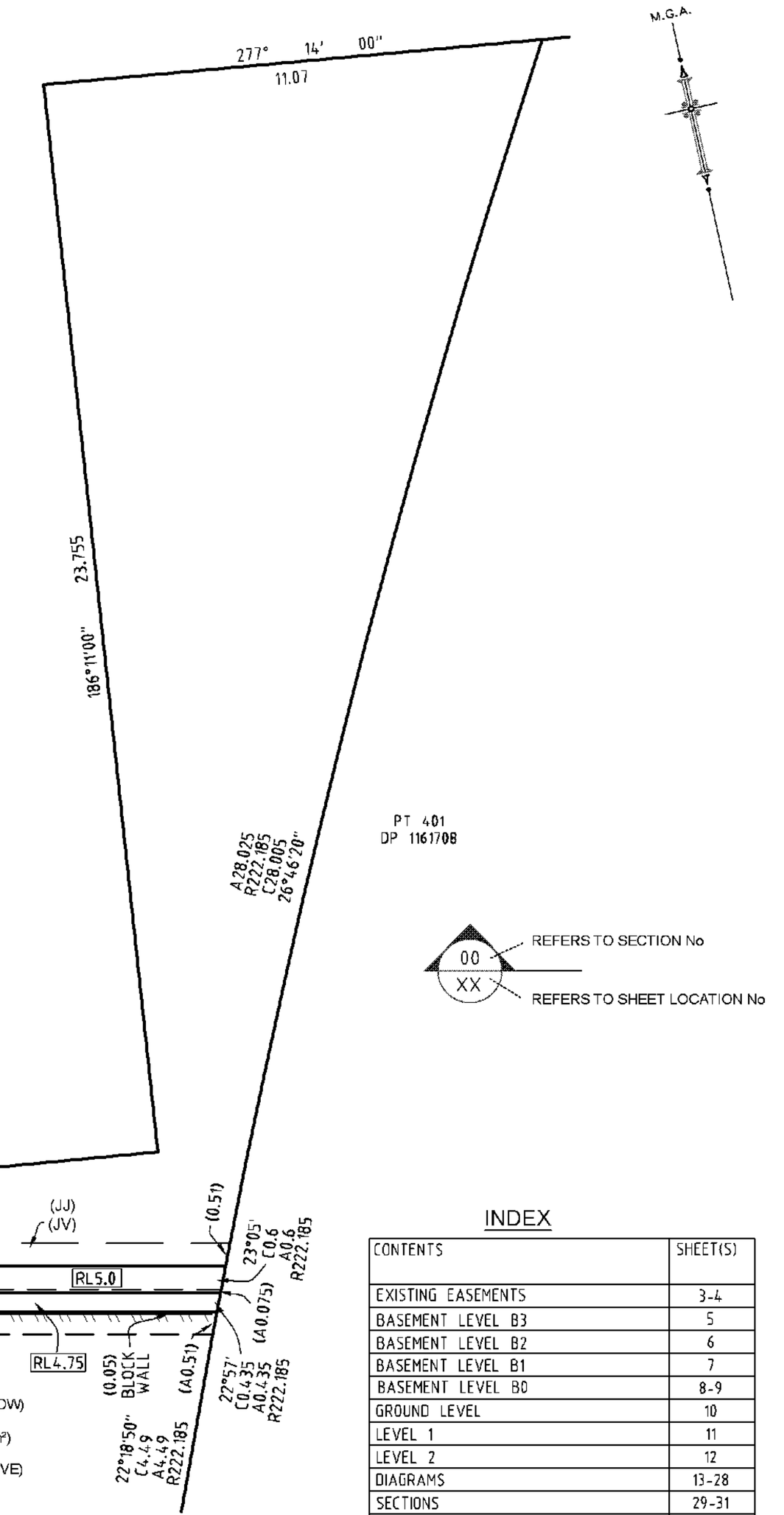


DIAGRAM A-2
(BASEMENT B0)
1:100

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 100	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:16 of 49
© Office of the Registrar-General /Src:Razlett /Ref:LINCOLN-SHARONMO-268342

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

DIAGRAMS

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

M.G.A.

PT 605 (J113)

PT 600 (J180)

PT 600

PT 600 (J181)

PT 604 (J170)

PT 604 (J125)

PT 606

PT 601 (J160)

ILLAWARRA RAILWAY LINE

DIAGRAM A-3
(GROUND LEVEL)
1:100

DIAGRAM 'A-4' ADJOINS SHEET 17

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 100	Registered 5.11.2014	DP1192906

DIAGRAMS

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

M.G.A.

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

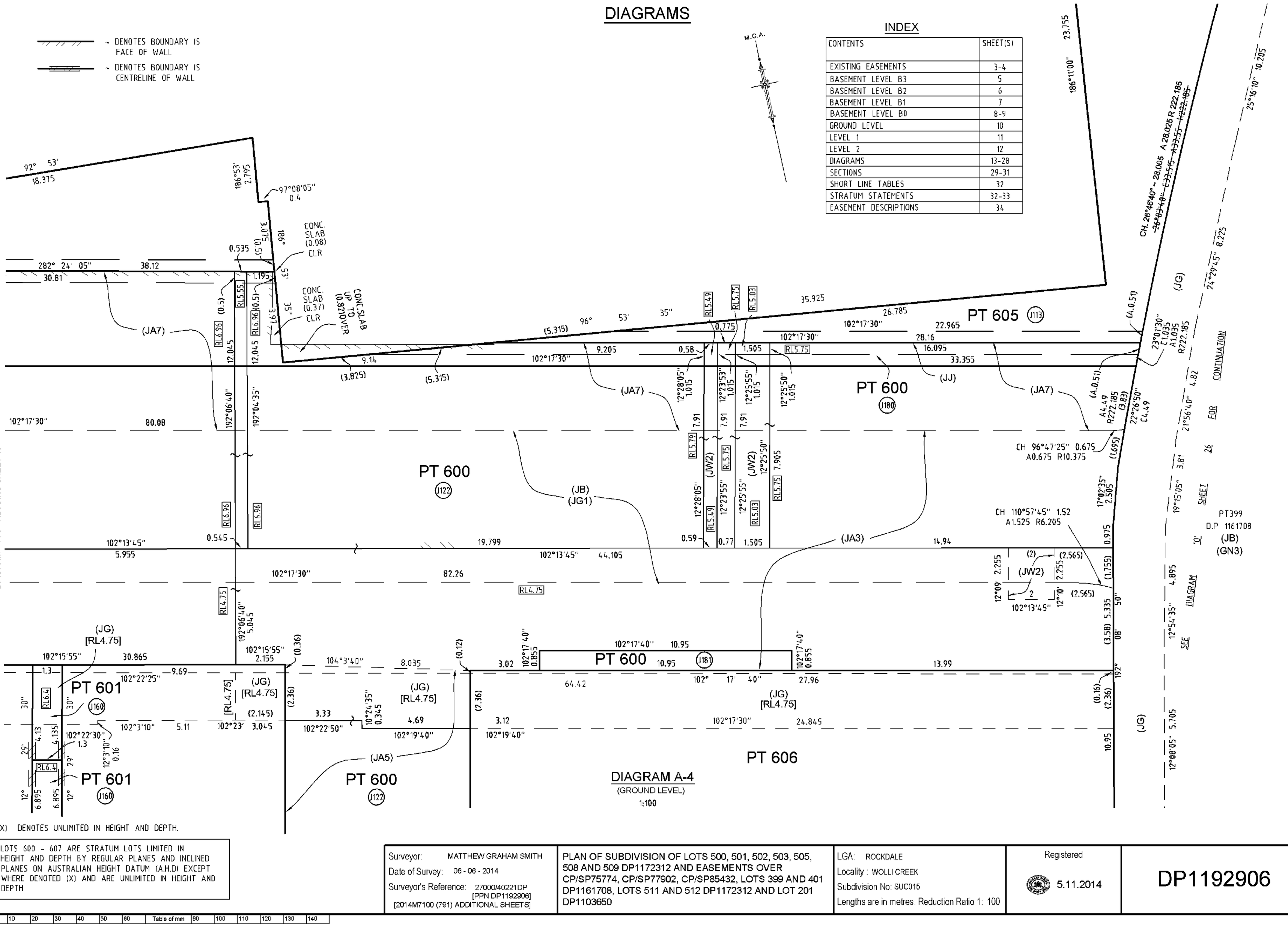


DIAGRAM A-4

(GROUND LEVEL)

1:100

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 100	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:17 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CHORD , ARC & RADIUS ON EASTERN BOUNDARY OF PT 605 AMENDED VIDE 2015.64 17.2.2015

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:18 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

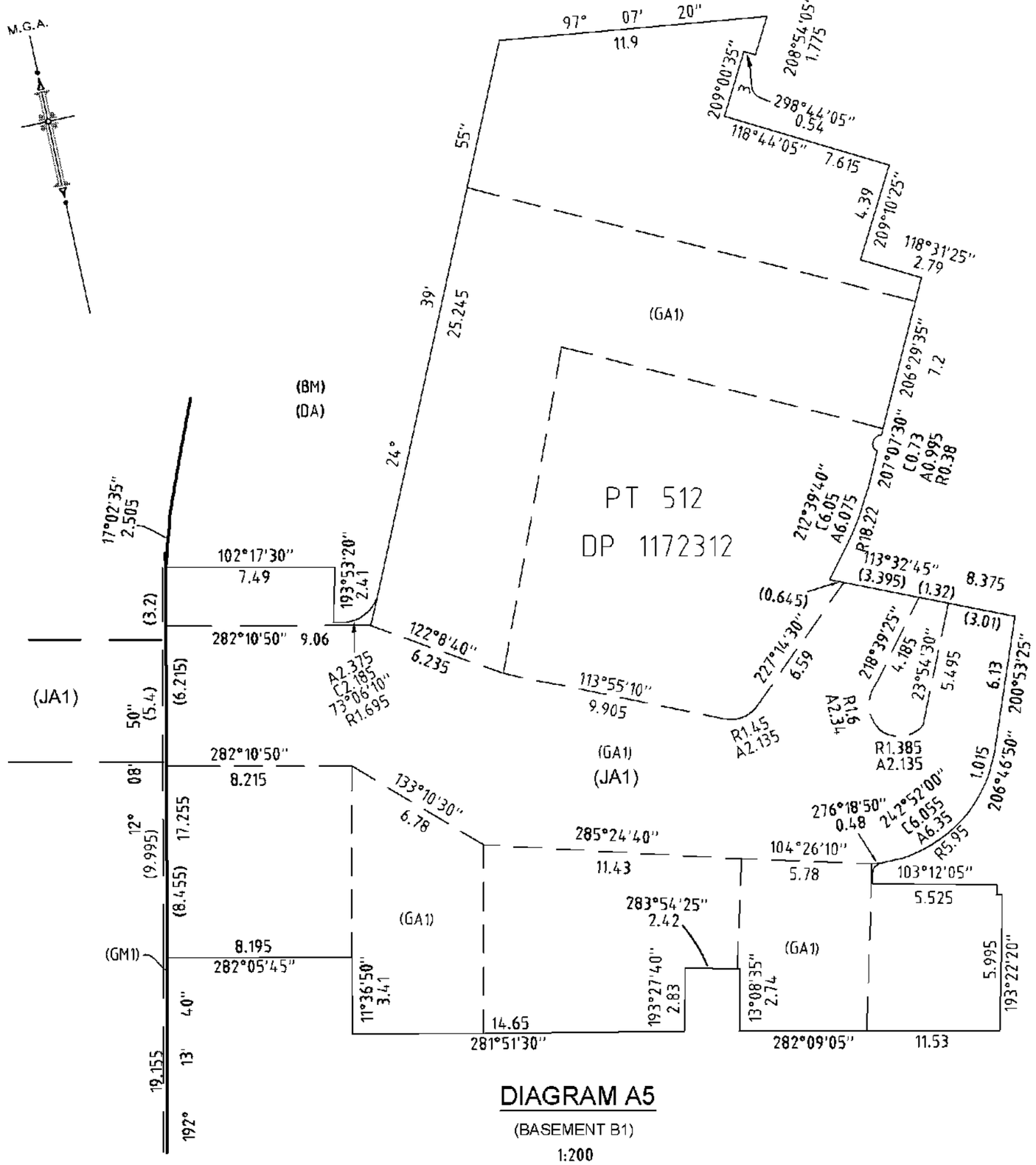


DIAGRAM A5
(BASEMENT B1)
1:200

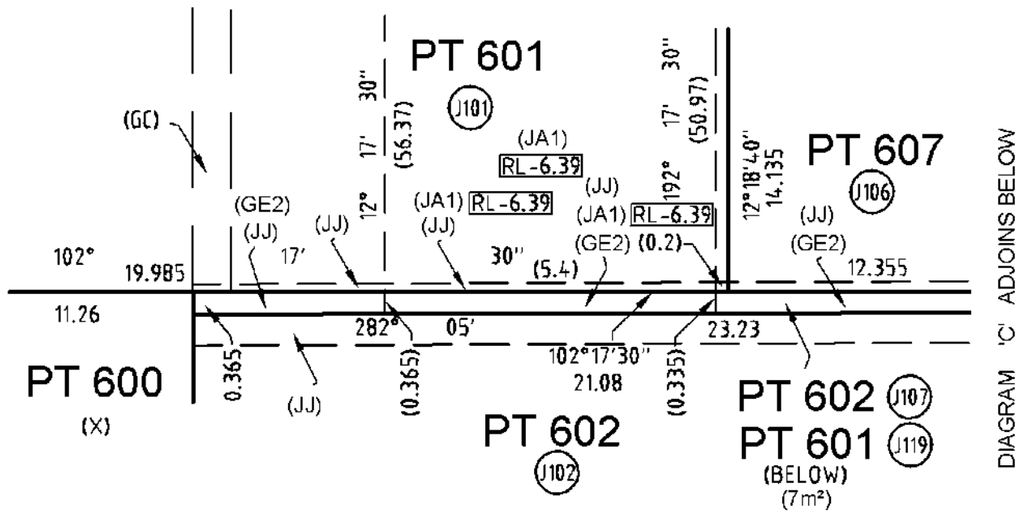


DIAGRAM C-3
(BASEMENT B3)
1:100

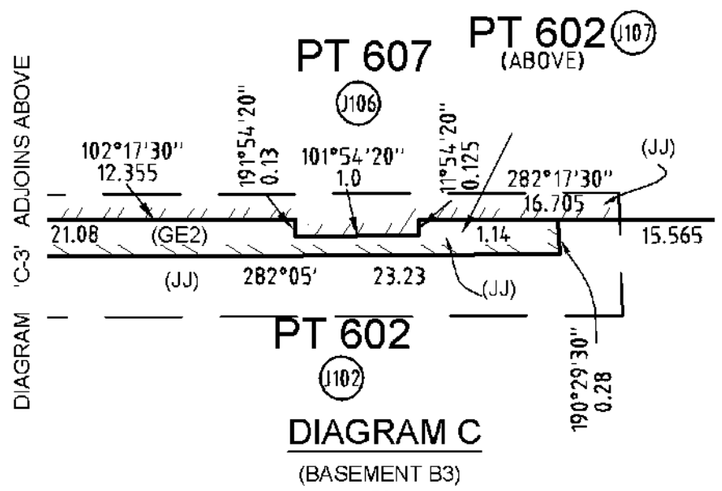


DIAGRAM C
(BASEMENT B3)
1:50

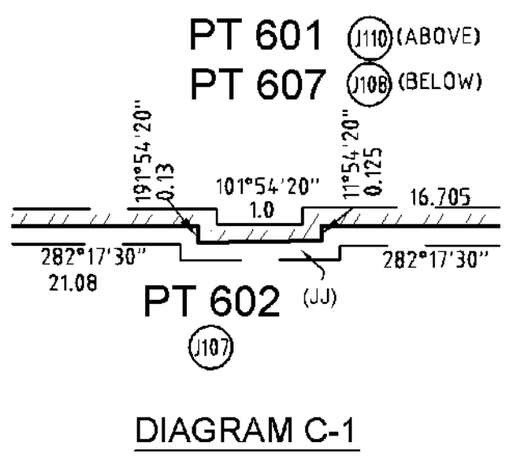


DIAGRAM C-1
(BASEMENT B2-B1)
1:50

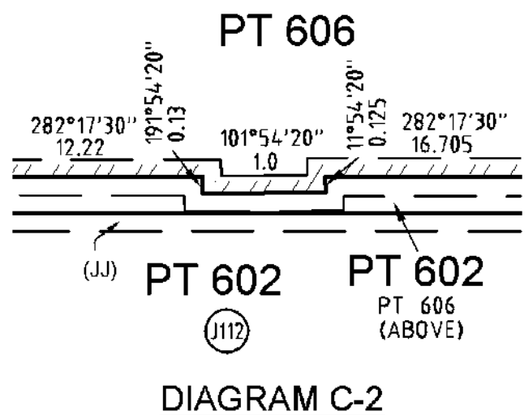


DIAGRAM C-2
(BASEMENT B0)
1:50

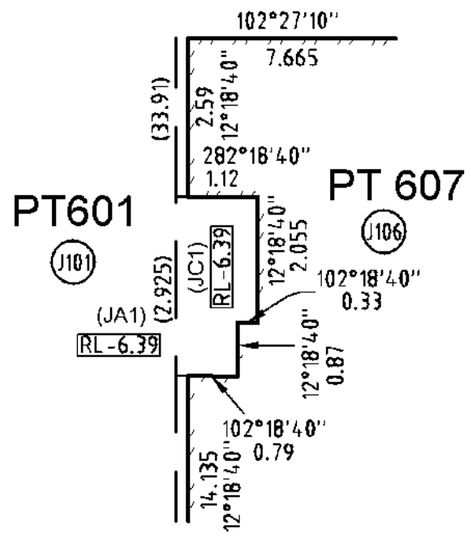


DIAGRAM B
(BASEMENT B3)
1:100

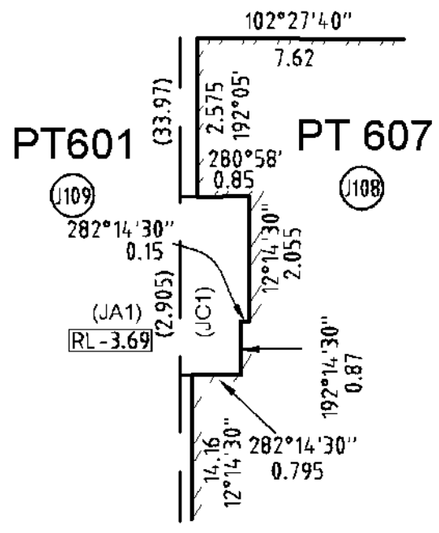


DIAGRAM B-1
(BASEMENT B2)
1:100

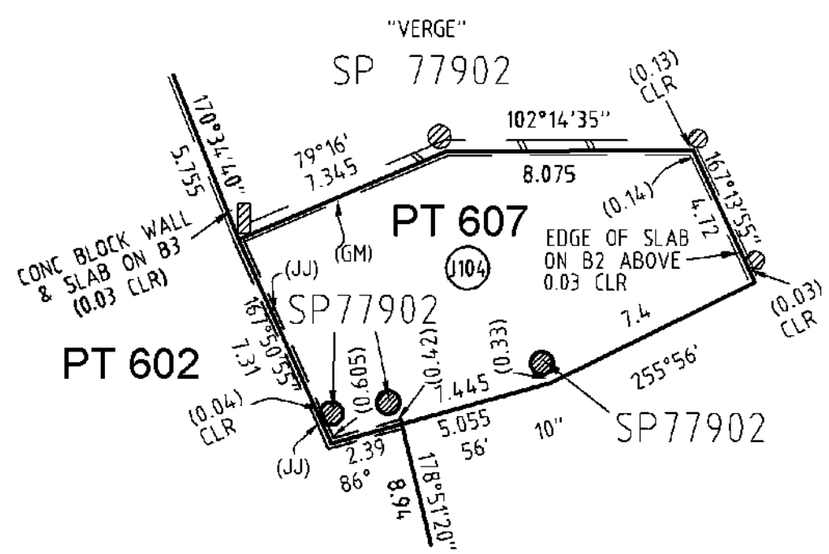


DIAGRAM D
(BASEMENT B3-B2)
1:200

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

~ DENOTES BOUNDARY IS FACE OF WALL

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:19 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

DIAGRAM 'A-1' ADJOINS SHEET 14

DIAGRAM 'E3' ADJOINS SHEET 21

DIAGRAM 'E2' ADJOINS SHEET 20

ADJOINS SHEET 20

DIAGRAM 'E1'

(BASEMENT B0)

1:100

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 150	Registered 5.11.2014	DP1192906

DIAGRAMS

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

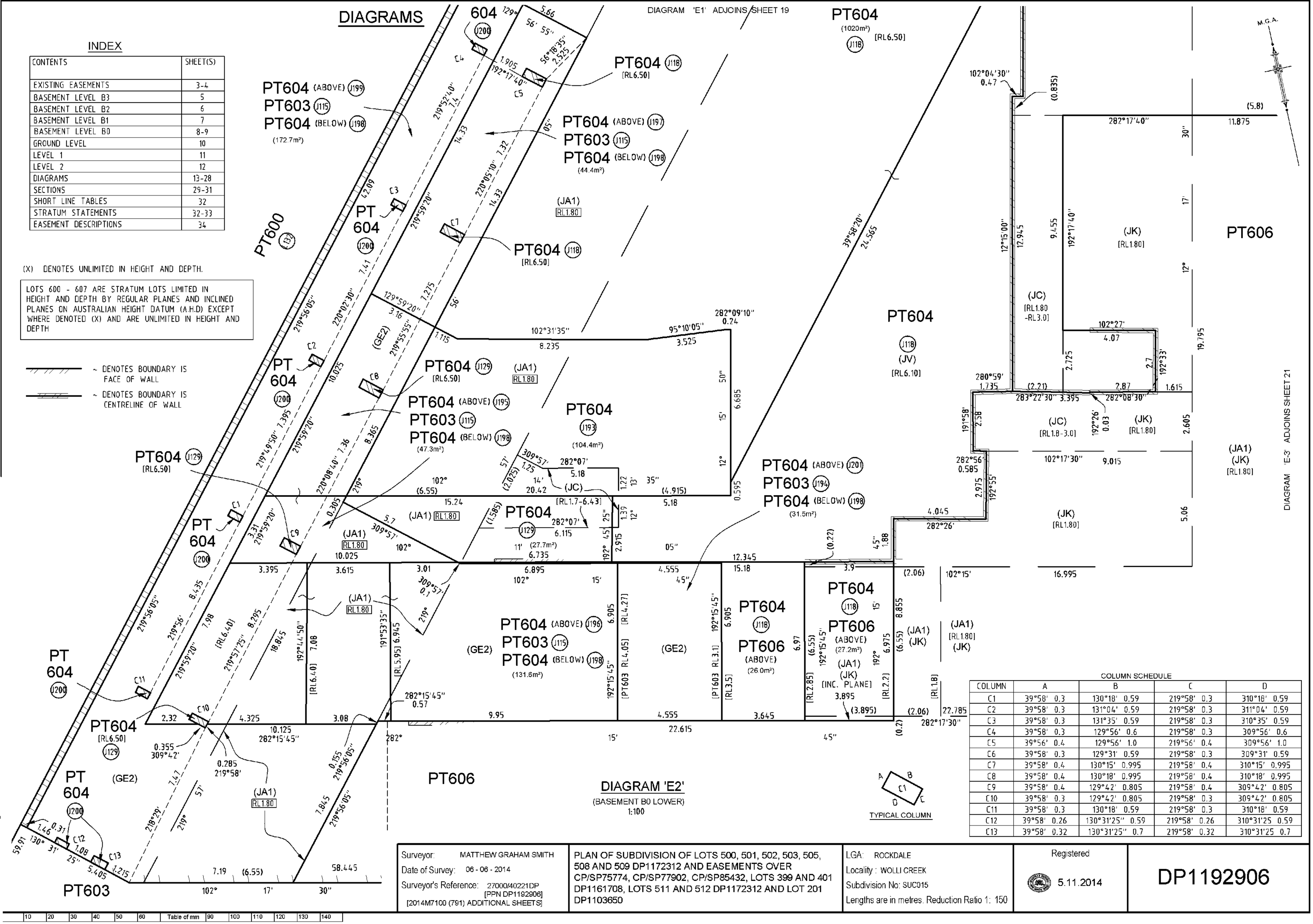


DIAGRAM 'E2'

(BASEMENT B0 LOWER)
1:100

TYPICAL COLUMN

COLUMN SCHEDULE

COLUMN	A	B	C	D
C1	39°58' 0.3	130°18' 0.59	219°58' 0.3	310°18' 0.59
C2	39°58' 0.3	131°04' 0.59	219°58' 0.3	311°04' 0.59
C3	39°58' 0.3	131°35' 0.59	219°58' 0.3	310°35' 0.59
C4	39°58' 0.3	129°56' 0.6	219°58' 0.3	309°56' 0.6
C5	39°56' 0.4	129°56' 1.0	219°56' 0.4	309°56' 1.0
C6	39°58' 0.3	129°31' 0.59	219°58' 0.3	309°31' 0.59
C7	39°58' 0.4	130°15' 0.995	219°58' 0.4	310°15' 0.995
C8	39°58' 0.4	130°18' 0.995	219°58' 0.4	310°18' 0.995
C9	39°58' 0.4	129°42' 0.805	219°58' 0.4	309°42' 0.805
C10	39°58' 0.3	129°42' 0.805	219°58' 0.3	309°42' 0.805
C11	39°58' 0.3	130°18' 0.59	219°58' 0.3	310°18' 0.59
C12	39°58' 0.26	130°31'25" 0.59	219°58' 0.26	310°31'25 0.59
C13	39°58' 0.32	130°31'25" 0.7	219°58' 0.32	310°31'25 0.7

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 150	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:20 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:21 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

PT604 PT600 ABOVE PT605 BELOW

PT606 PT600 ABOVE PT605 BELOW

CONTINUES DIAGRAM A-2 SHEET 15

DIAGRAM 'E1' ADJOINS SHEET 19

DIAGRAM 'E2' ADJOINS SHEET 20

PT601 (25m²) J116

PT601 (16m²) J116

PT601 (94m²) J117

PT601 J111

PT606 (4633m²) J111

PT607 (14.5m²) J150

PT602

PT 203 DP1103650

CONC BLOCK WALL & SLAB ON B3 (0.02) CLR

DIAGRAM 'F' 22

SEE SHEET

SEE DIAGRAM 'C-2' SHEET 18

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

DIAGRAM E3 (BASEMENT B0) 1:200

Surveyor: MATTHEW GRAHAM SMITH
Date of Survey: 06 - 06 - 2014
Surveyor's Reference: 27000/40221DP [PPN DP1192906]
[2014M7100 (791) ADDITIONAL SHEETS]

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650

LGA: ROCKDALE
Locality : WOLLI CREEK
Subdivision No: SUC015
Lengths are in metres. Reduction Ratio 1: 200

Registered 5.11.2014

DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:22 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

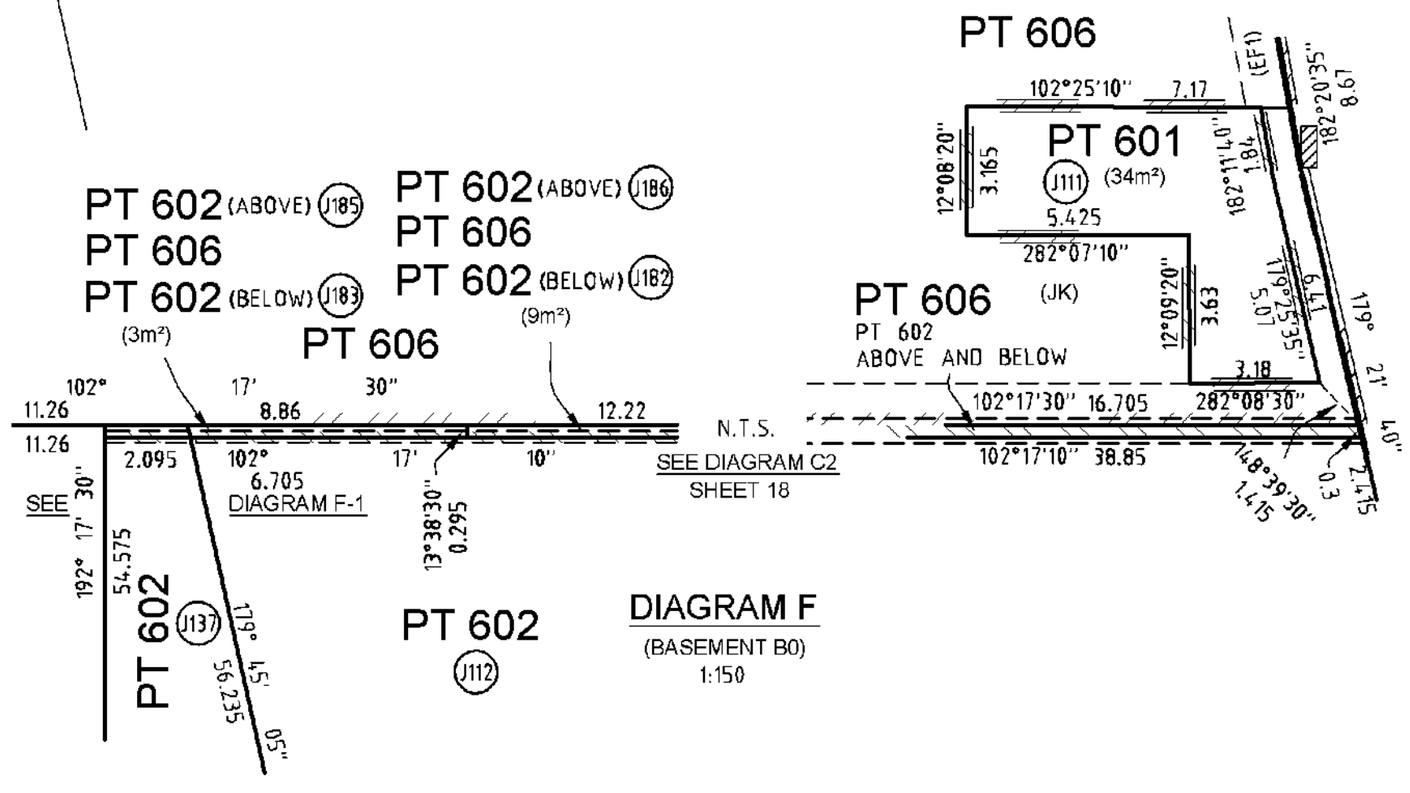


DIAGRAM F
(BASEMENT B0)
1:150

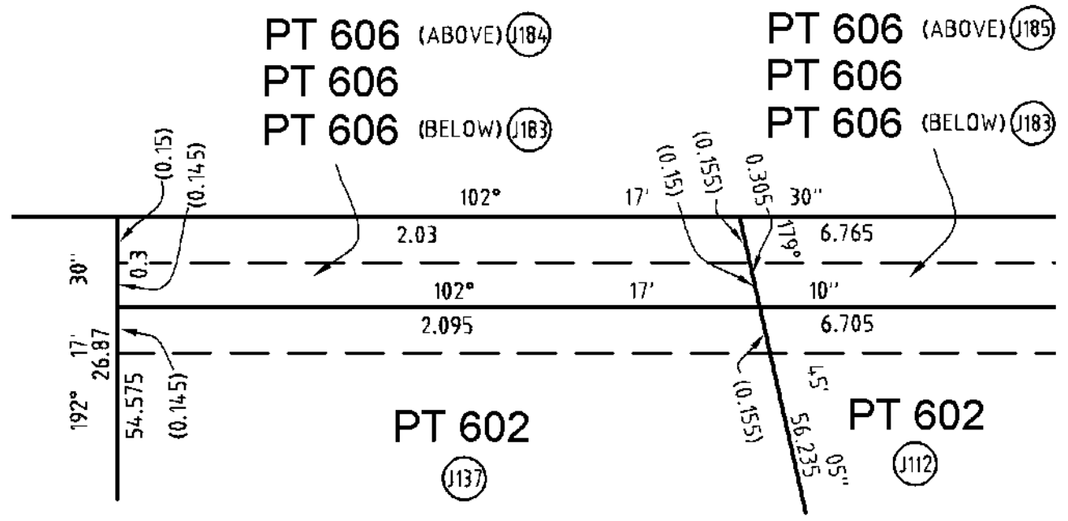


DIAGRAM F-1
(BASEMENT B0)
1:20

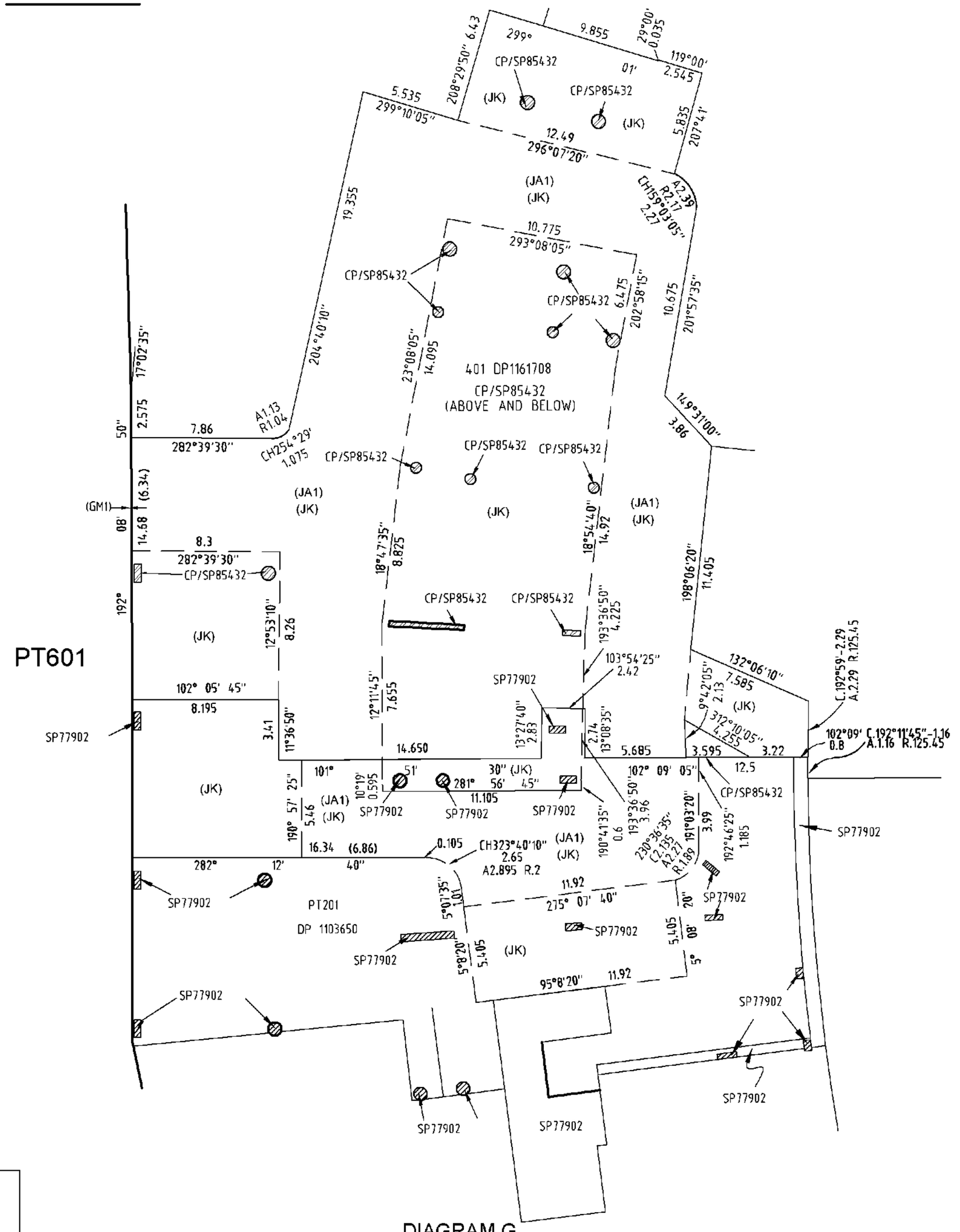


DIAGRAM G
(BASEMENT B0)
1:200

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

~ DENOTES BOUNDARY IS FACE OF WALL

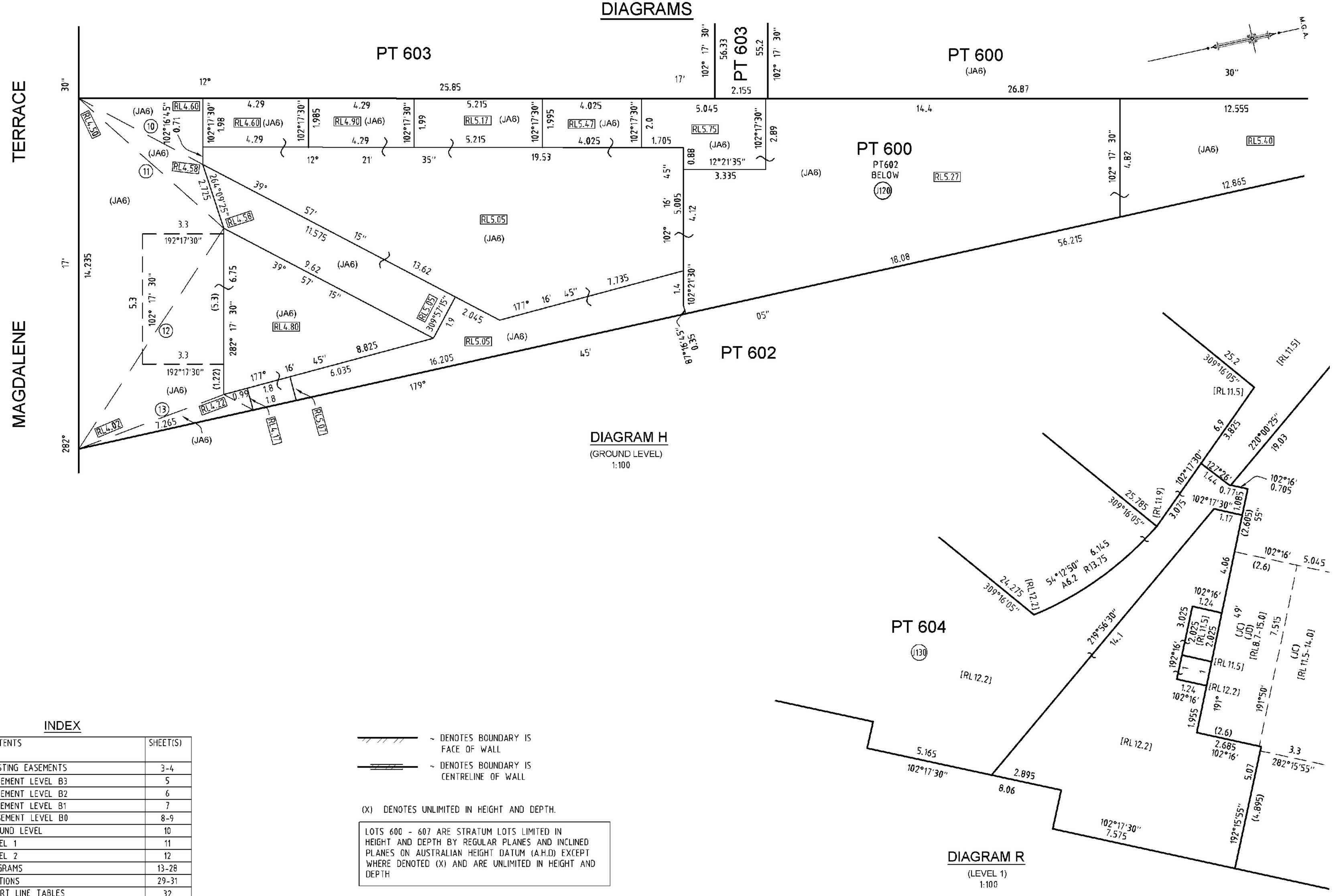
~ DENOTES BOUNDARY IS CENTRELINE OF WALL

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

DIAGRAMS



INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:23 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

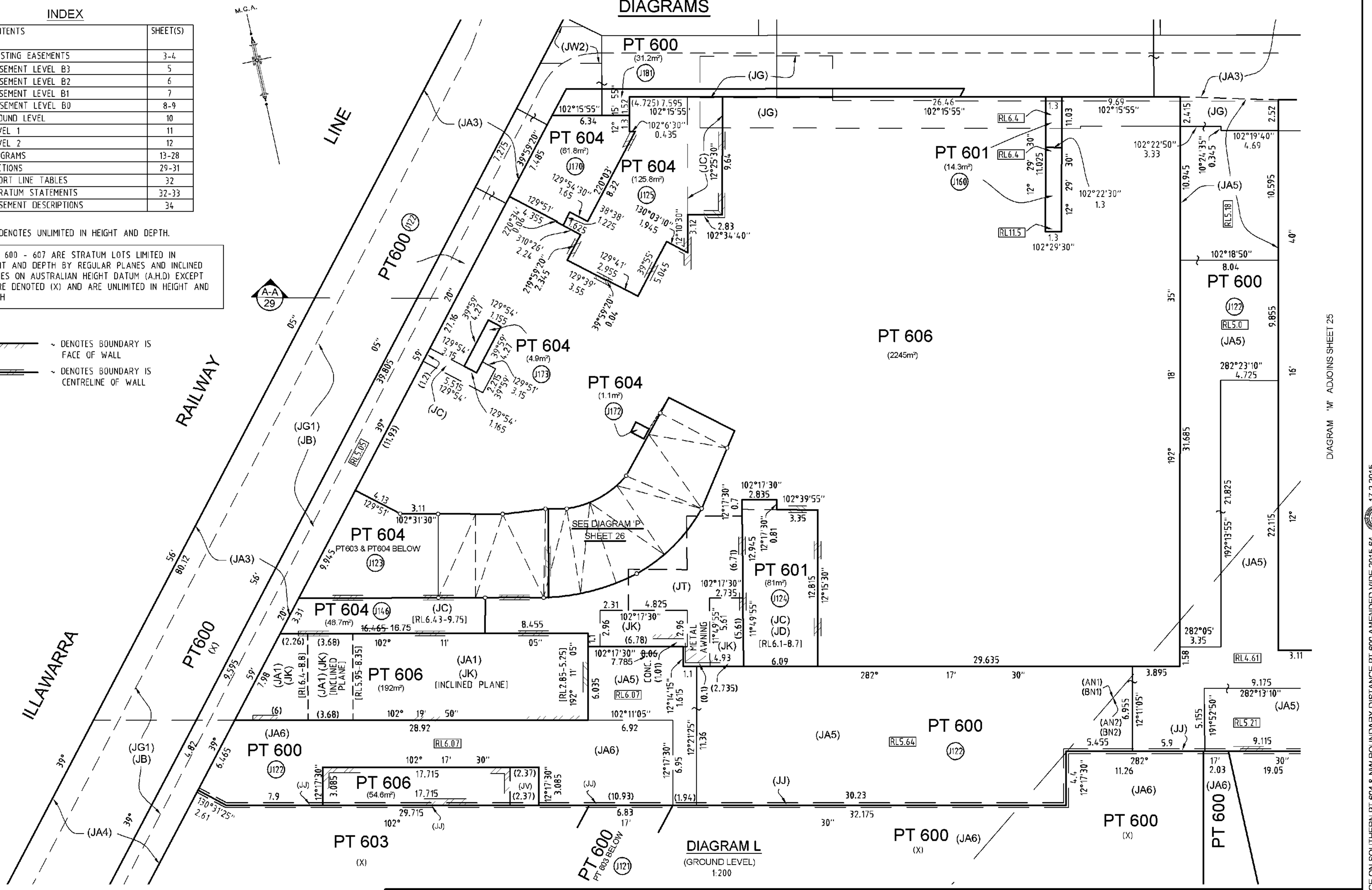
(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

DIAGRAMS



Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:24 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

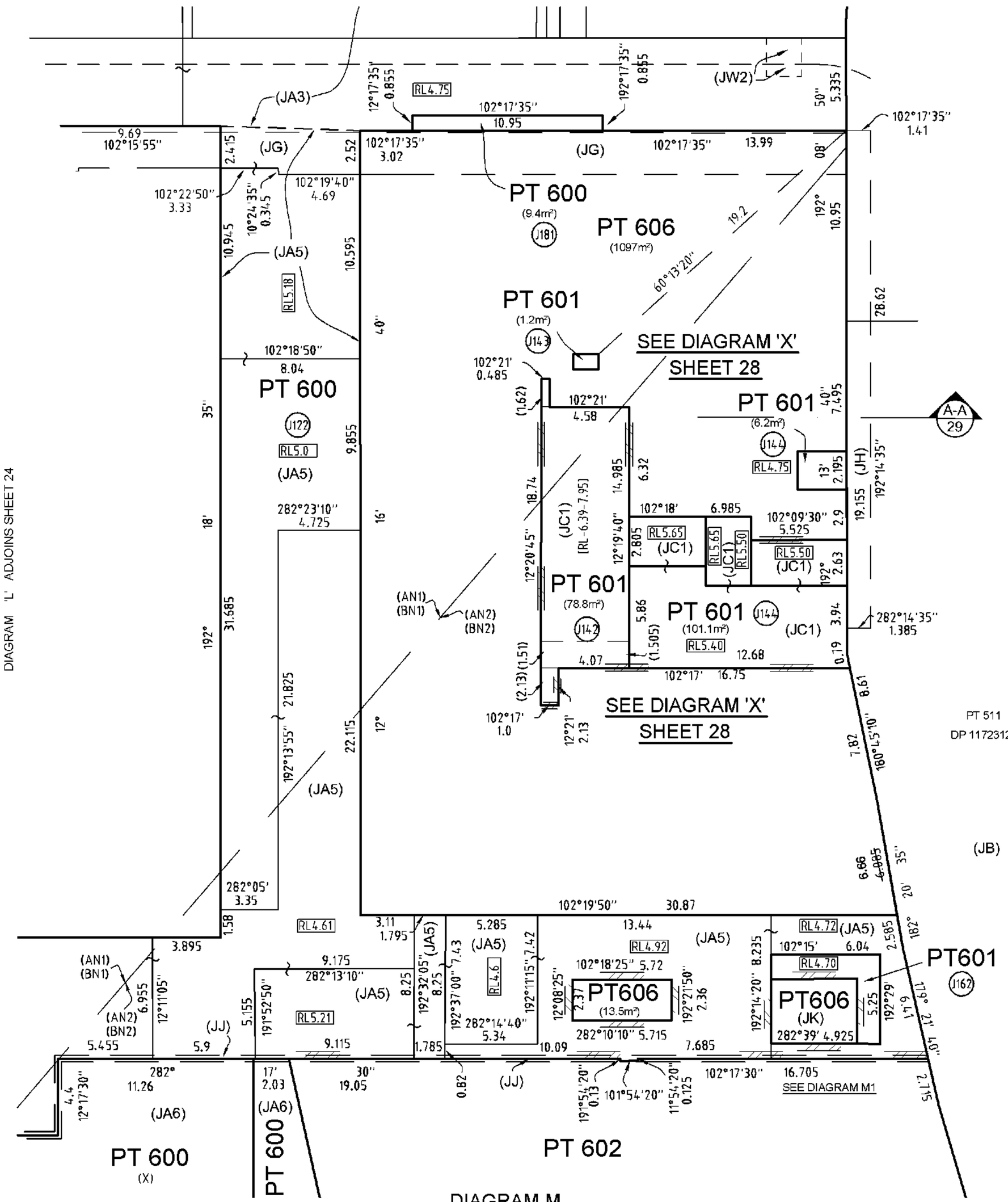


DIAGRAM 'L' ADJOINS SHEET 24

DIAGRAM M
(GROUND LEVEL)
1:200

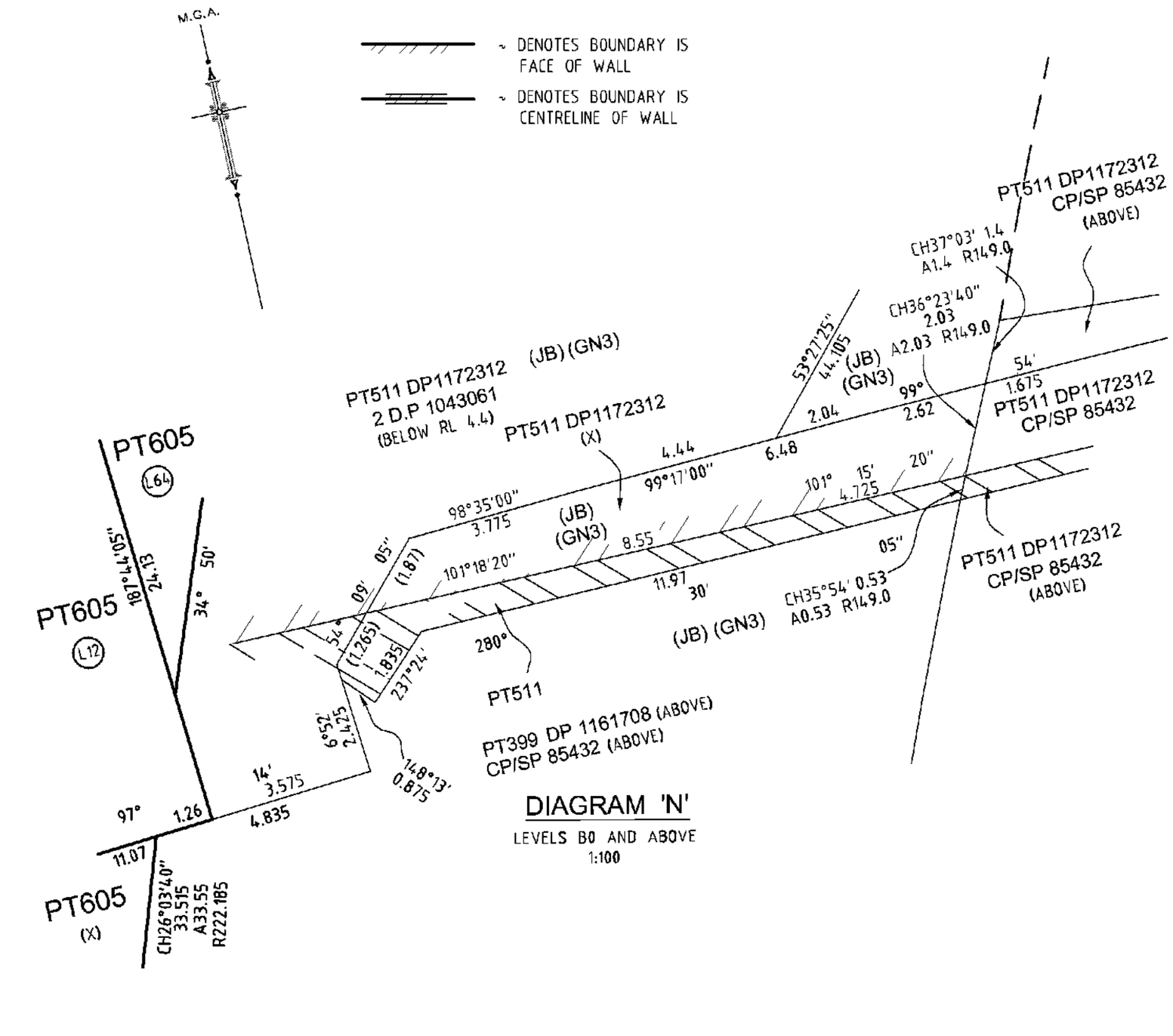


DIAGRAM 'N'
LEVELS B0 AND ABOVE
1:100

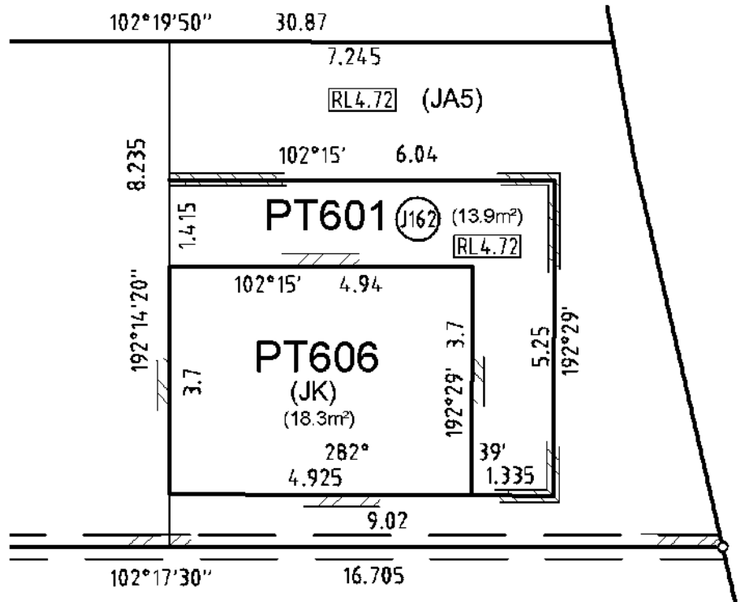


DIAGRAM M-1
1:100

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:25 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342 _

DISTANCE ON SE BOUNDARY OF PT 601 AMENDED VIDE 2015-64 17.2.2015

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:26 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CHORD, ARC & RADIUS ON EASTERN BOUNDARY PT 605 & SW DISTANCE PT 604 AMENDED VIDE 2015-64 17.2.2015

DIAGRAMS

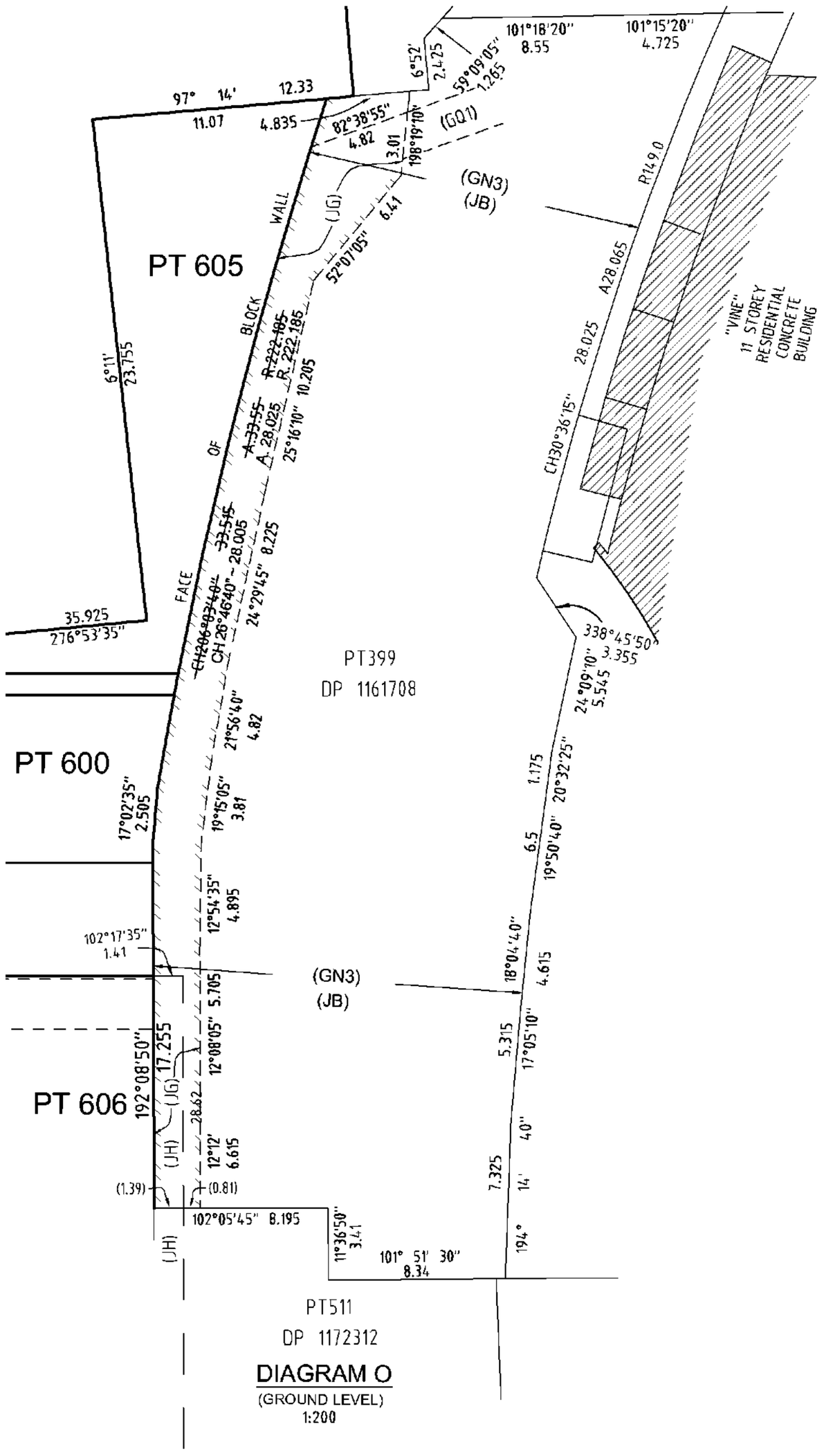


DIAGRAM O
(GROUND LEVEL)
1:200

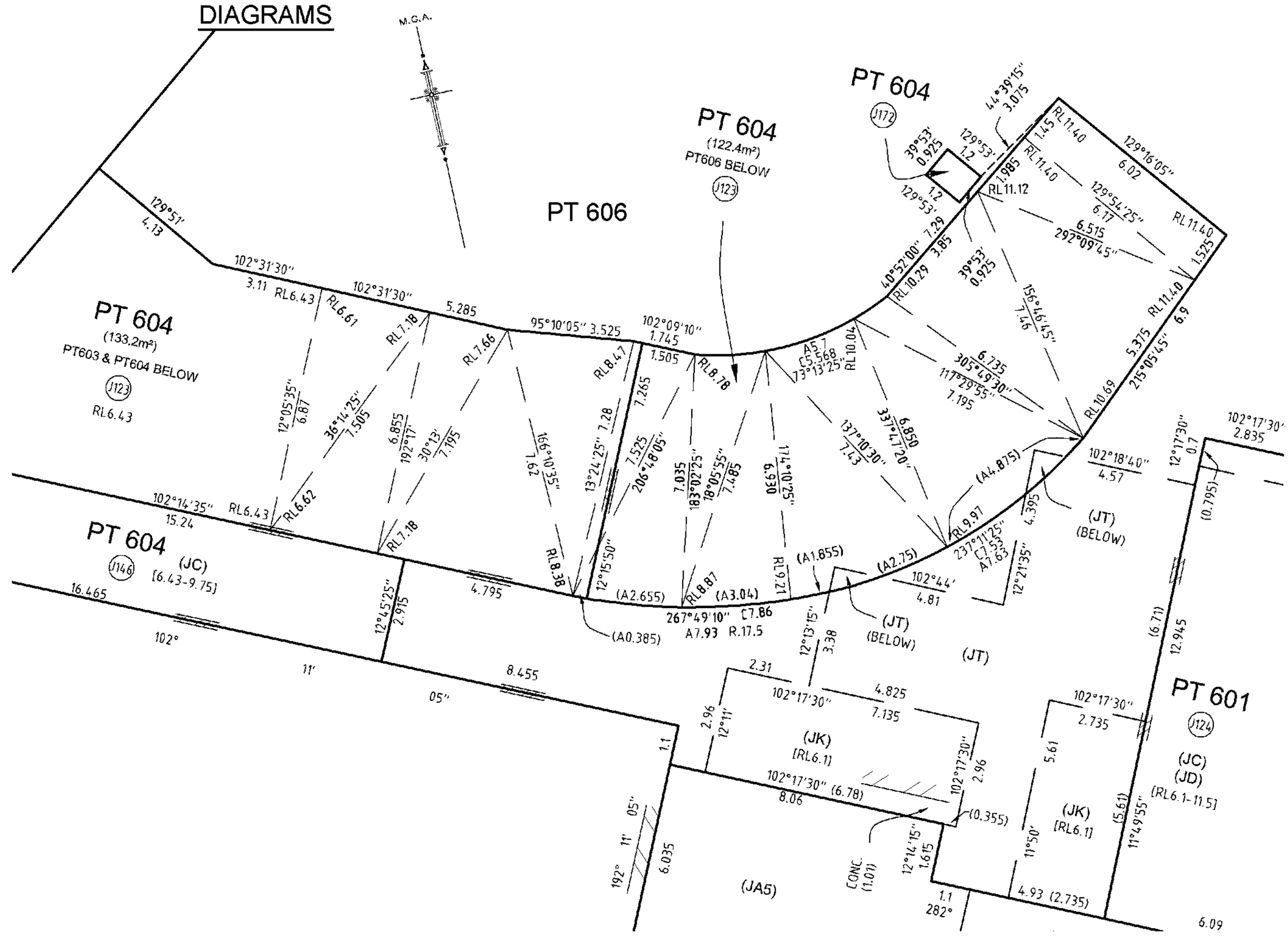


DIAGRAM P
(GROUND LEVEL)
1:100

~ DENOTES BOUNDARY IS FACE OF WALL

~ DENOTES BOUNDARY IS CENTRELINE OF WALL

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

DIAGRAMS

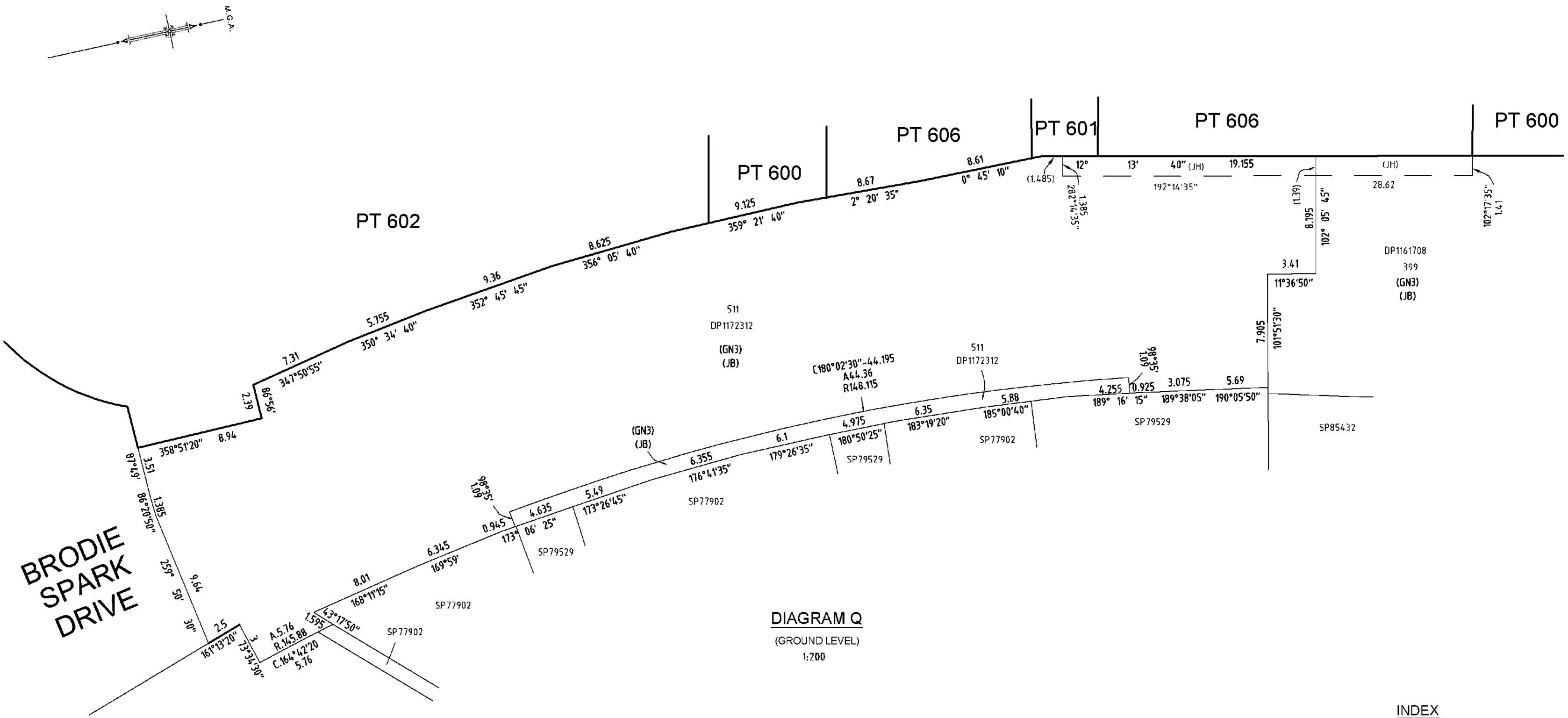


DIAGRAM Q

(GROUND LEVEL)

1:200

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 200	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:27 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:28 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DIAGRAMS

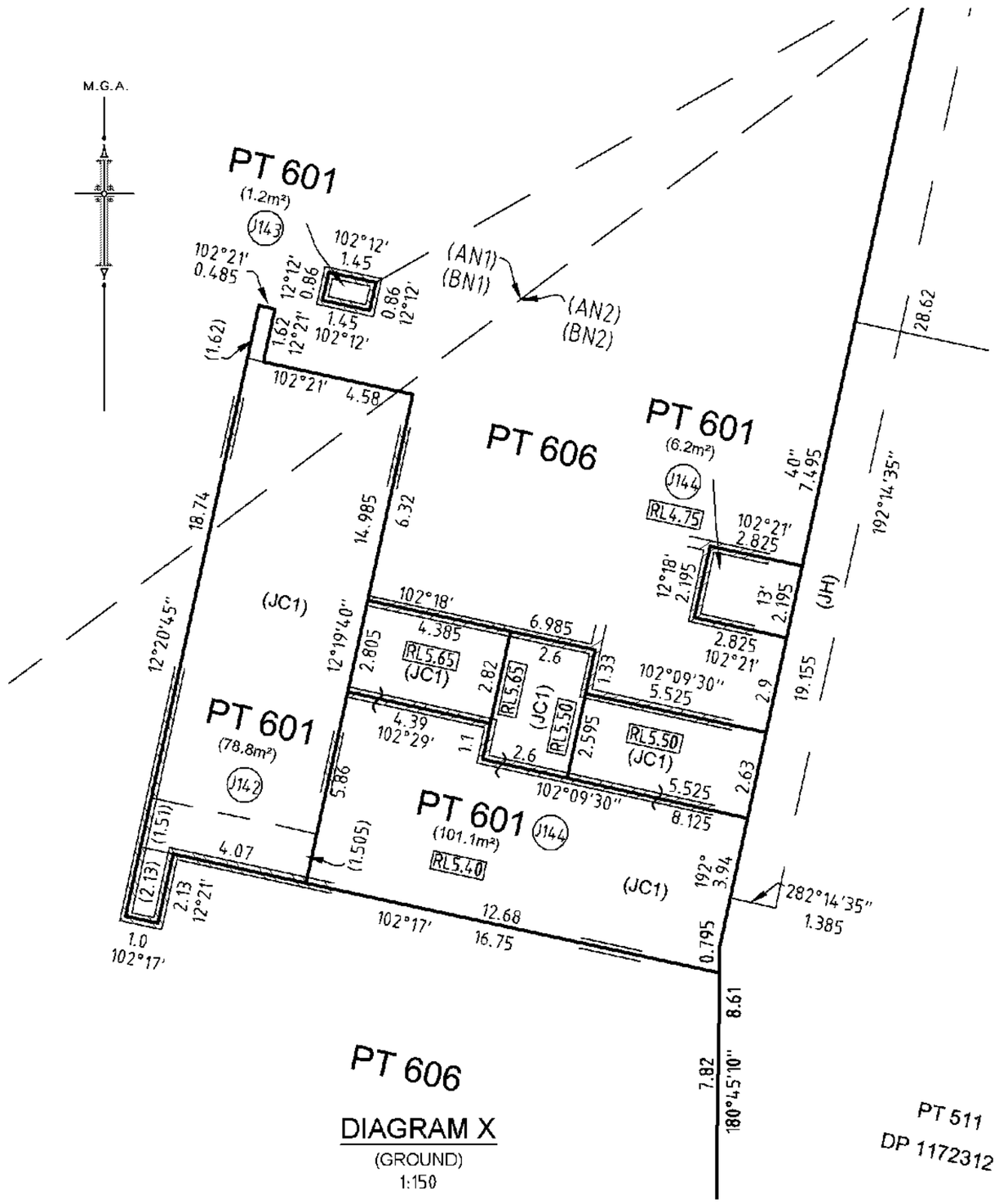


DIAGRAM X
(GROUND)
1:150

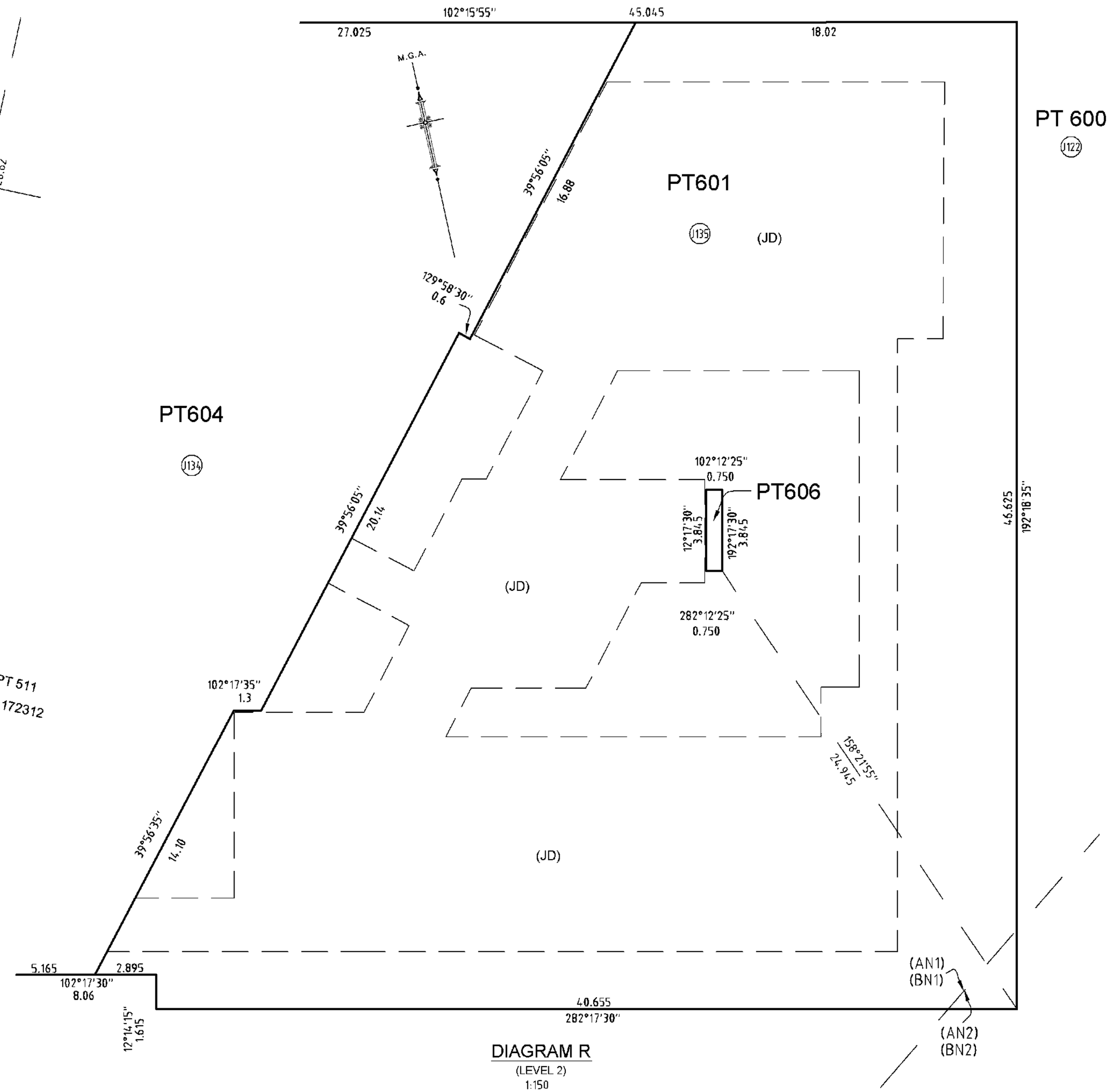


DIAGRAM R
(LEVEL 2)
1:150

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

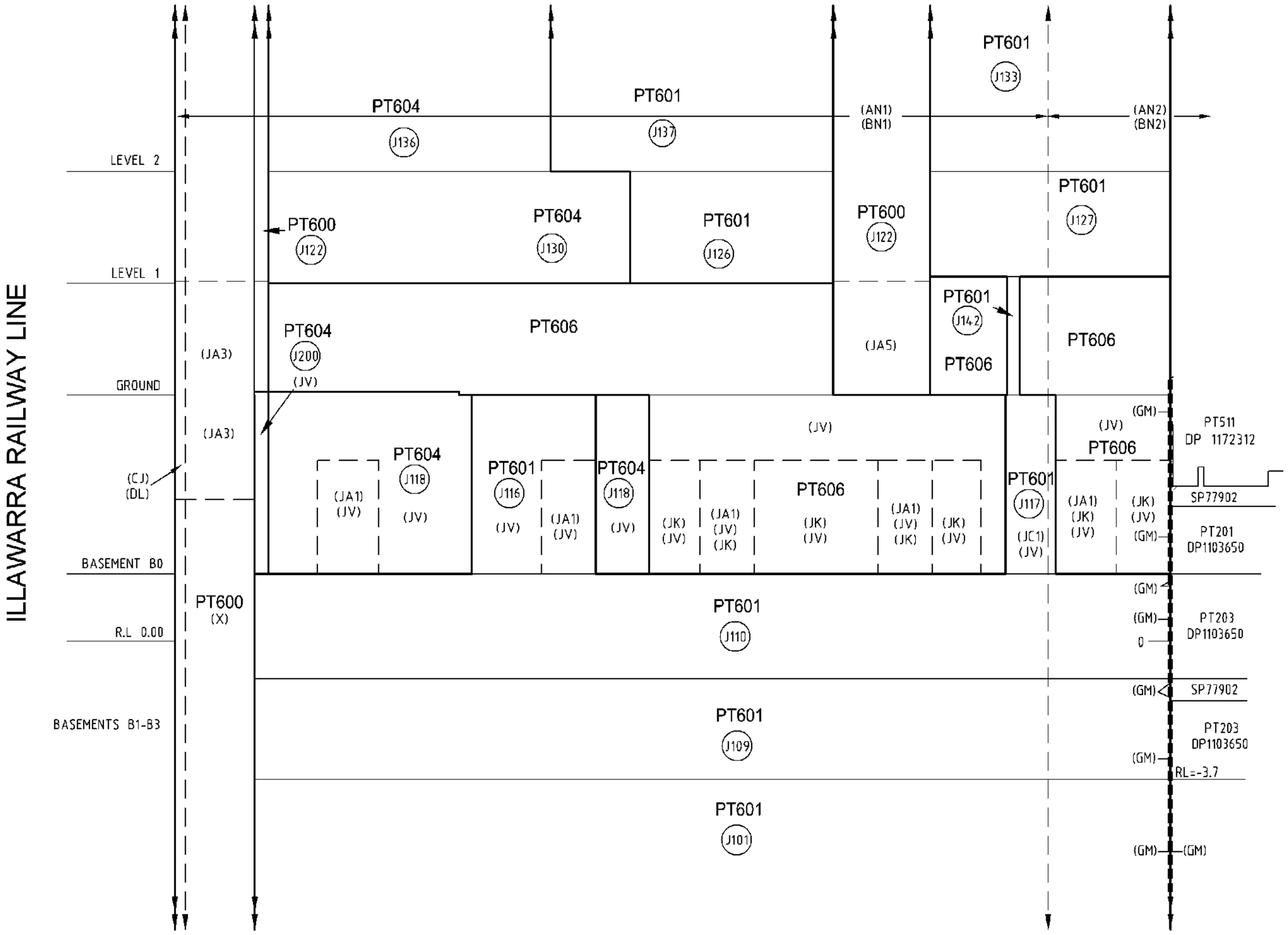
~ DENOTES BOUNDARY IS CENTRELINE OF WALL

(X) DENOTES UNLIMITED IN HEIGHT AND DEPTH.

LOTS 600 - 607 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR PLANES AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) EXCEPT WHERE DENOTED (X) AND ARE UNLIMITED IN HEIGHT AND DEPTH

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 150	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140



SECTION A - A

1:400 HORZ.
1:100 VERT.

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

~ DENOTES BOUNDARY IS CENTRELINE OF SLAB

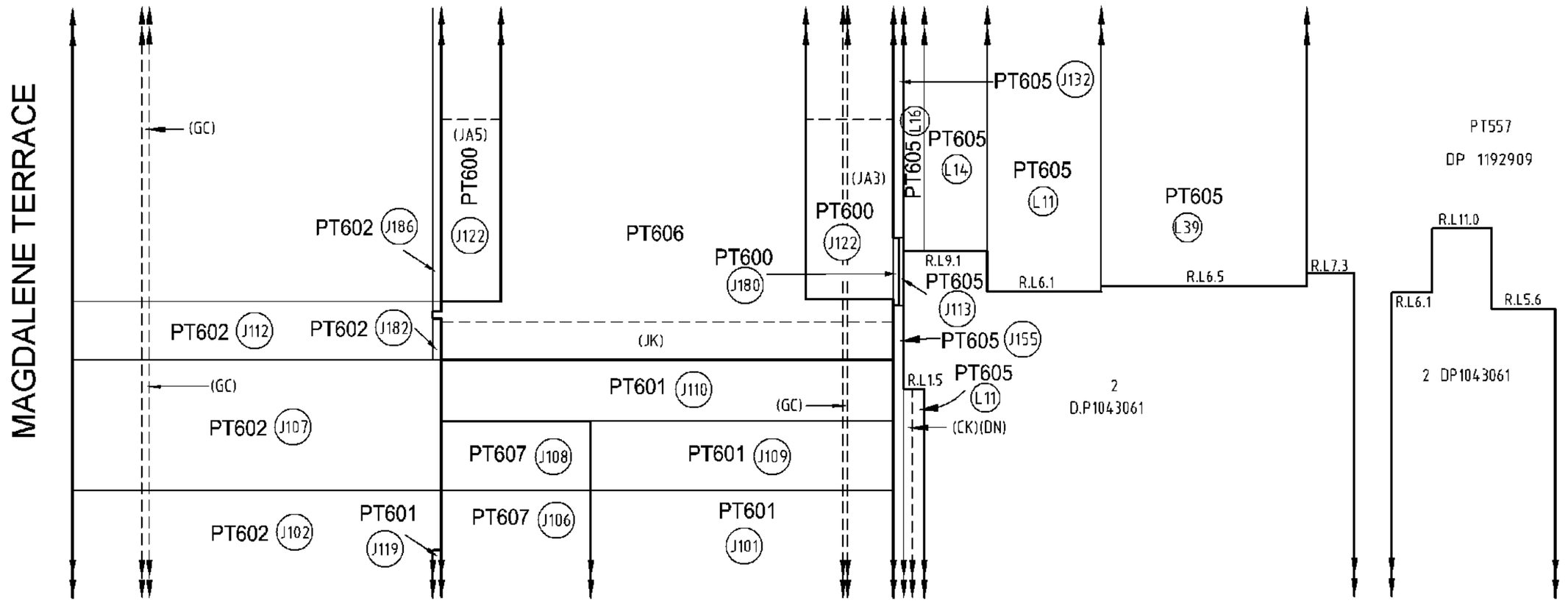
Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: 400	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:29 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INDEX

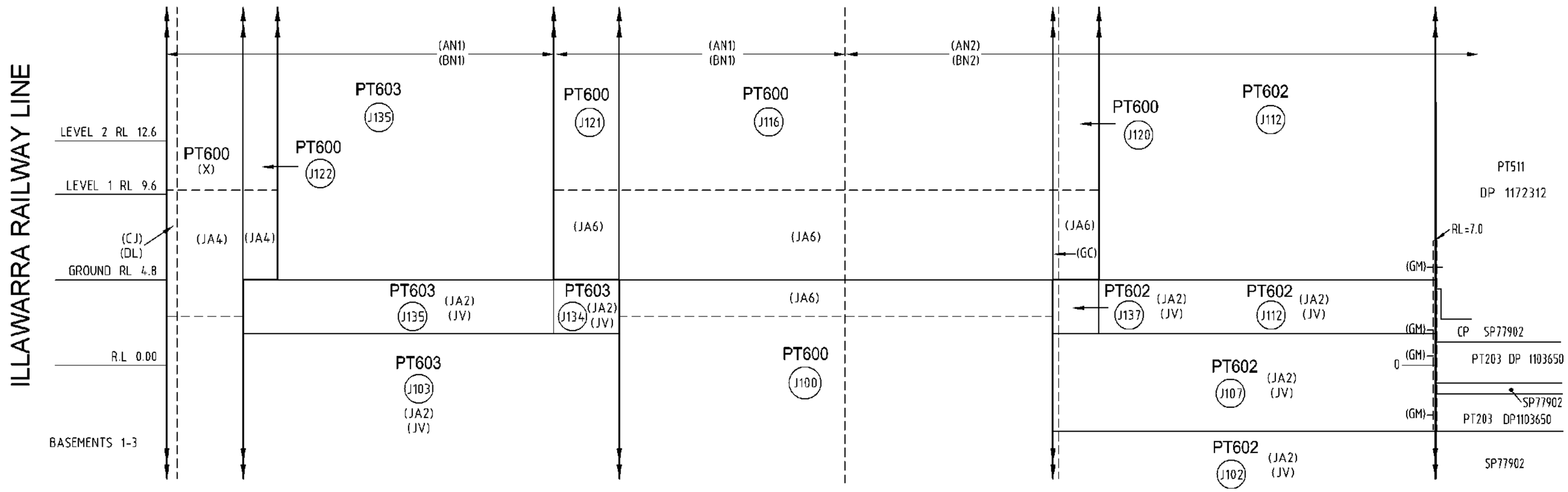
CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

~ DENOTES BOUNDARY IS CENTRELINE OF SLAB



SECTION B - B

HORZ: (N.T.S)
VERT: (N.T.S)



SECTION C - C

1:400 HORZ.
1:400 VERT.

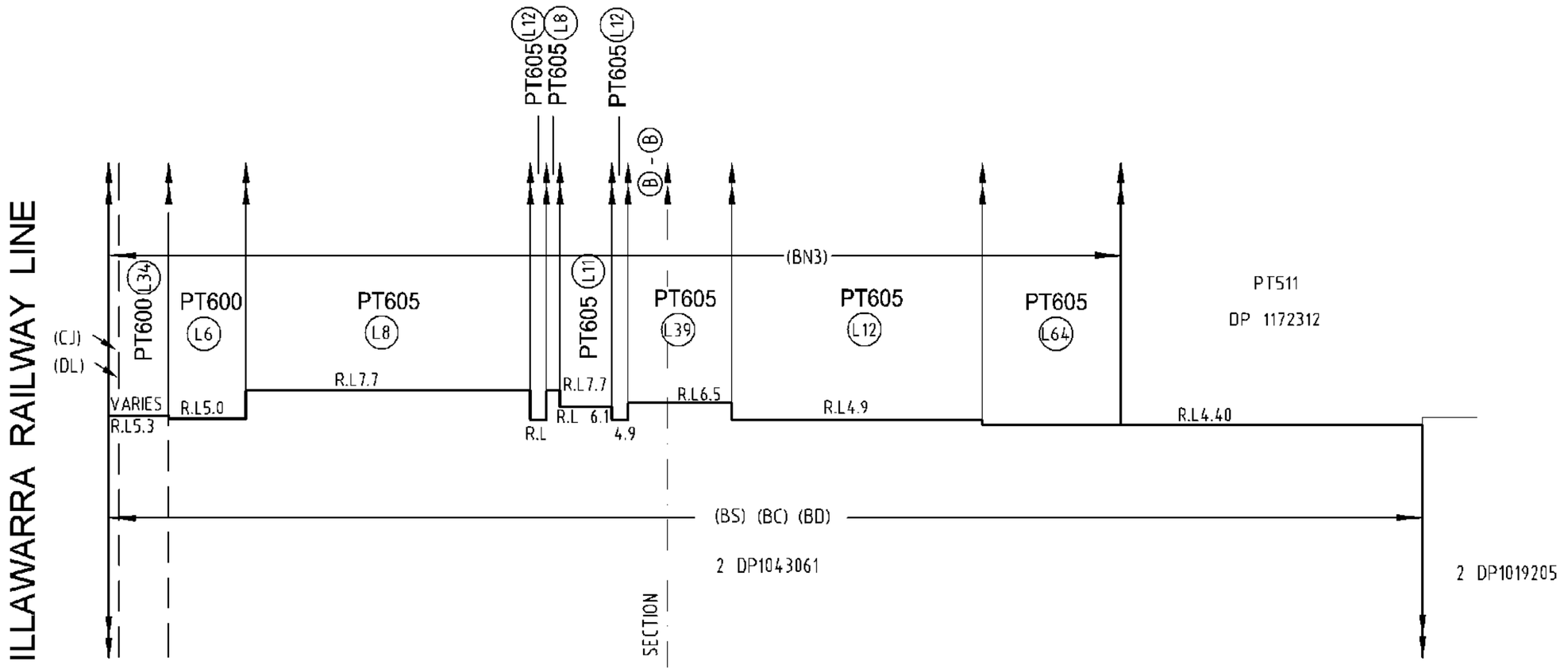
Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: NTS	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:30 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INDEX

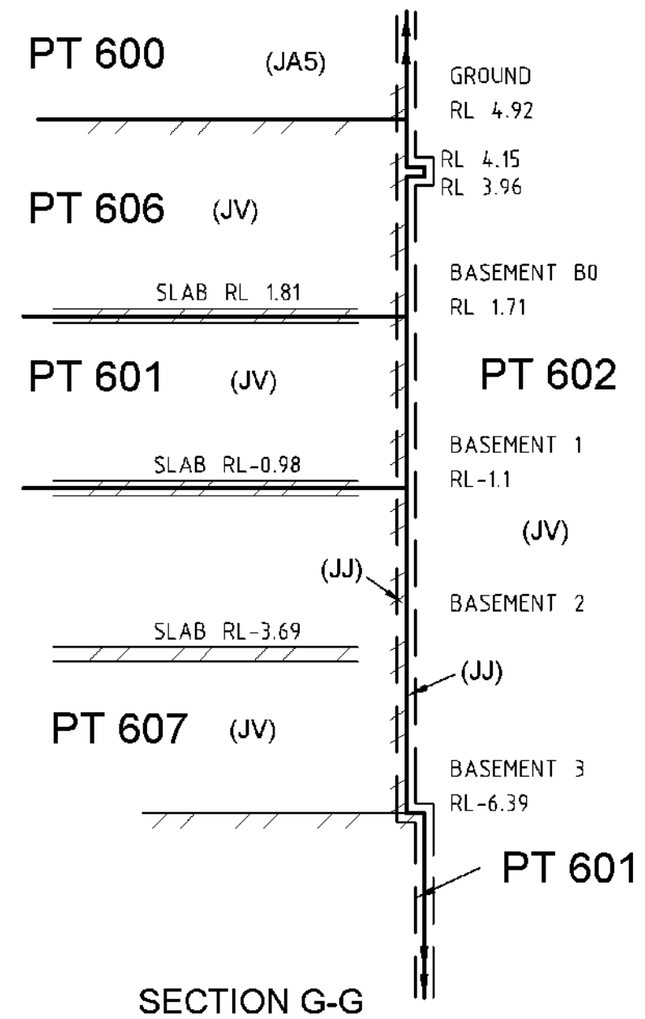
CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

~ DENOTES BOUNDARY IS CENTRELINE OF SLAB



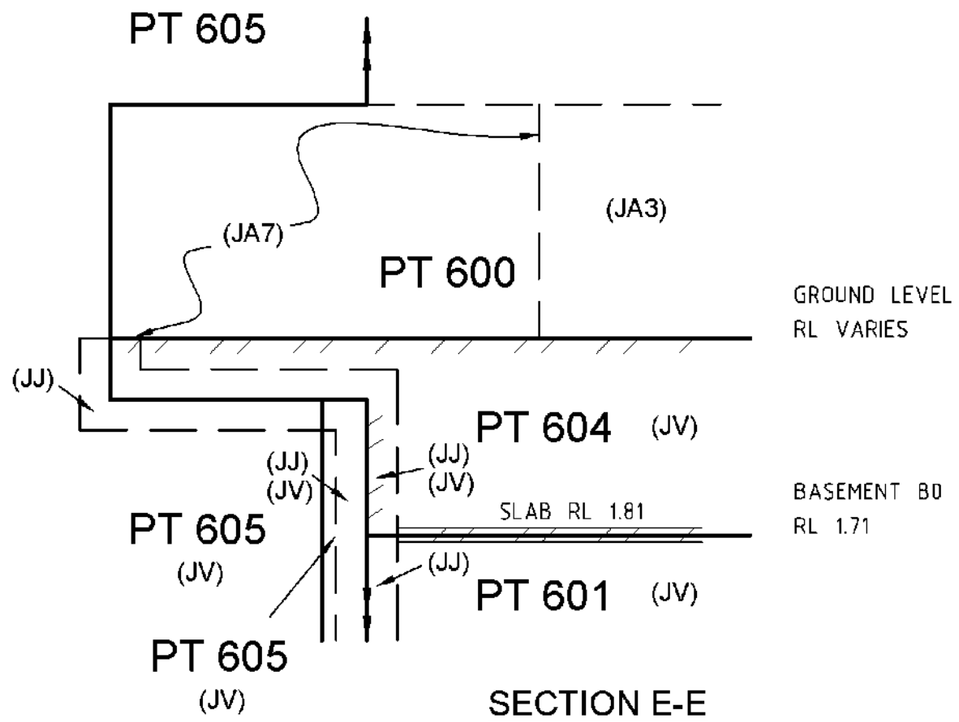
SECTION D - D

HORZ: (N.T.S)
VERT: (N.T.S)



SECTION G-G

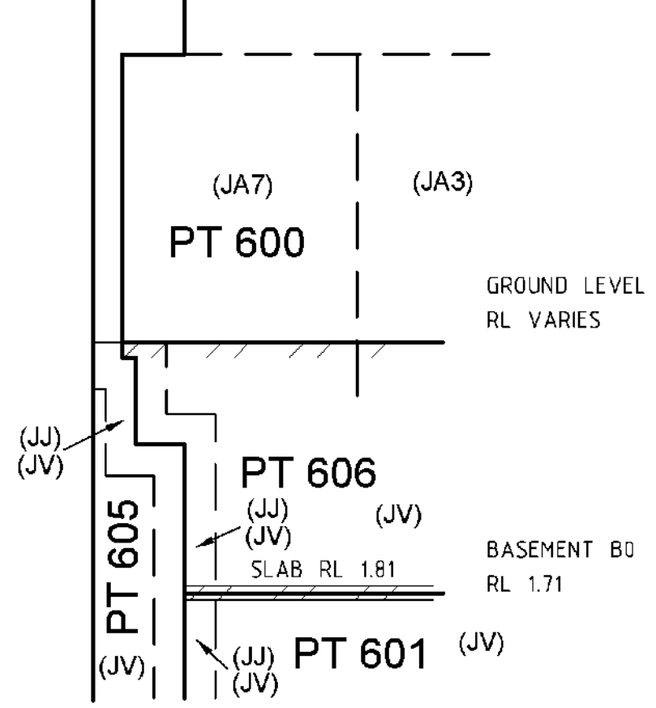
1:100



SECTION E-E

1:100

2
DP 1043061



SECTION F-F

1:100

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: NTS	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:31 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

SCHEDULE OF SHORT LINE TABLE (LEVELS B0 & ABOVE) SHEETS 2 & 9

No.	BEARING	CHORD
202	3°12'	4.625

203-210 NOT USED

No.	BEARING	DISTANCE
211	182°20'	5.02
214	273°00'	3.36
215	6°54'	4.065
216	97°03'	5.595
217	6°11'	3.215
218	91°38'	1.5
219	2°53'	5.225
220	186°54'	5.345
221	273°00'	4.51
222	92°57'	4.075
223	6°54'	2.25
231	2°20'	2.215
232	92°20'	.2
233	92°04'	1.495
234	2°53'	3.455
235	272°20'	1.495
236	3°12'	4.435
237	129°56'	1.395
238	39°56'	.64

239-276 NOT USED

No.	BEARING	DISTANCE
277	277°14'	3.575
278	97°07'	1.49

278-280 NOT USED

281	3°12'	3.995
282	129°54'	4.745
283	96°54'	5.515
284	273°13'	.185
285	93°12'	.43
286	39°56'	1.72
287	309°55'	3.515

292-316 NOT USED

No.	BEARING	CHORD
317	219°56'	2.05
318	116°59'	1.68
319	88°11'	3.04
320	6°53'50"	1.035

321 NOT USED

No.	BEARING	CHORD
322	178°19'	1.61
323	96°54'	1.425

324 NOT USED

No.	BEARING	CHORD
325	39°56'	3.73
326	182°53'	5.415

327 NOT USED

No.	BEARING	CHORD
328	268°11'	.92

329-332 NOT USED

No.	BEARING	CHORD
333	96°54'	1.13

334-335 NOT USED

No.	BEARING	CHORD
336	39°56'	1.605

SCHEDULE OF SHORT LINE TABLE (LEVELS B0 & ABOVE) SHEET 9 DIAGRAM 'K'

No.	BEARING	CHORD
212	2°53'	2.245
213	92°57'	3.745
214	273°00'	3.36
215	6°54'	4.065
216	97°03'	5.595
217	6°11'	3.215
222	92°57'	4.075
223	6°54'	2.25
224	96°54'	4.33
225	6°54'	2.97
226	96°54'	4.71
227	6°54'	2.63
228	97°08'	.4
229	6°53'	2.795
230	92°53'	3.99
231	2°20'	2.215

No.	BEARING	CHORD
241	6°54'	2.975
242	96°54'	3.265
243	6°54'	2.975
244	276°54'	3.265
245	25°20'	4.47
246	92°53'	4.825
247	186°11'	4.58
248	2°53'	3.605
249	186°11'	2.4
250	92°53'	4.89
251	2°53'	1.2
252	92°53'	.99
253	6°54'	.175
254	153°27'	5.3
255	115°40'	.64

No.	BEARING	CHORD
256	92°53'	3.65
257	25°20'	5.59
258	6°54'	1.44
259	2°53'	1.445
260	276°54'	5.875
261	2°53'	1.425
262	186°11'	2.63
263	272°53'	5.73
264	182°53'	1.25
266	333°27'	1.15
267	182°53'	1.18
268	333°27'	.38
269	2°54'	.85
270	182°53'	2.6
271	333°27'	3.77

SCHEDULE OF SHORT LINE TABLE (GROUND LEVEL) SHEET 10

No.	BEARING	DISTANCE	ARC	RADIUS
1	1°37'20"	2.06	-	-
2	23°01'55"	6.745	6.845	11.6
3	5°43'45"	5.62	5.97	5.0

SCHEDULE OF SHORT LINE TABLE (GROUND LEVEL) SHEET 16

No.	BEARING	DISTANCE
4	152°5'50"	3.685
5	46°17'	3.34
6	54°10'20"	6.985
7	116°23'55"	11.275
8	154°00'30"	10.125
9	68°39'15"	7.54

SCHEDULE OF SHORT LINE TABLE (GROUND LEVEL) SHEET 23

No.	BEARING	DISTANCE
10	40°18'55"	5.725
11	54°6'35"	7.915
12	135°40'	10.725
13	171°48'25"	6.3

INDEX

CONTENTS	SHEET(S)
EXISTING EASEMENTS	3-4
BASEMENT LEVEL B3	5
BASEMENT LEVEL B2	6
BASEMENT LEVEL B1	7
BASEMENT LEVEL B0	8-9
GROUND LEVEL	10
LEVEL 1	11
LEVEL 2	12
DIAGRAMS	13-28
SECTIONS	29-31
SHORT LINE TABLES	32
STRATUM STATEMENTS	32-33
EASEMENT DESCRIPTIONS	34

STRATUM STATEMENTS SHOWN ON SHEETS 9, 30 & 31 FOR LOTS ABOVE LOT 2 IN DP1043061

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(L6) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L5.0 & UNLIMITED IN HEIGHT

(L34) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO AN INCLINED PLANE FROM R.L4.6 TO R.L5.47 AND UNLIMITED IN HEIGHT

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(L7) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L-4.5 & UNLIMITED IN HEIGHT

(L8) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L7.7 & UNLIMITED IN HEIGHT

(L9) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L5.5 & UNLIMITED IN HEIGHT

(L10) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L6.25 & UNLIMITED IN HEIGHT

(L11) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L6.1 & UNLIMITED IN HEIGHT

(L12) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L4.9 & UNLIMITED IN HEIGHT

(L13) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L11.0 & UNLIMITED IN HEIGHT

(L14) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L9.1 & UNLIMITED IN HEIGHT

(L15) THE STRATUM ABOVE & BELOW LOT 2 IN D.P1043061 LIMITED IN HEIGHT TO R.L1.5 AND UNLIMITED IN DEPTH AND LIMITED IN DEPTH TO R.L6.1 AND UNLIMITED IN HEIGHT

(L16) THE STRATUM ABOVE & BELOW LOT 2 IN D.P1043061 LIMITED IN HEIGHT TO R.L1.5 AND UNLIMITED IN DEPTH AND LIMITED IN DEPTH TO R.L9.1 AND UNLIMITED IN HEIGHT

(L17) THE STRATUM ABOVE & BELOW LOT 2 IN D.P1043061 LIMITED IN HEIGHT TO R.L1.45 AND UNLIMITED IN DEPTH AND LIMITED IN DEPTH TO R.L9.1 AND UNLIMITED IN HEIGHT

(L18) THE STRATUM ABOVE AND BELOW LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L9.1 & UNLIMITED IN HEIGHT LIMITED IN HEIGHT TO R.L. 6.1 AND UNLIMITED IN DEPTH

(L19) THE STRATUM ABOVE & BETWEEN LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L1.45 AND IN HEIGHT TO R.L6.1 AND UNLIMITED IN HEIGHT FROM R.L9.1

(L20) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L1.45 & UNLIMITED IN HEIGHT

(L21) THE STRATUM ABOVE & BETWEEN LOT 2 IN D.P1043061 LIMITED IN DEPTH FROM R.L1.45 & LIMITED IN HEIGHT TO R.L. 4.15 AND IN DEPTH TO R.L9.1 AND UNLIMITED IN HEIGHT

(L22) THE STRATUM ABOVE & BETWEEN LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L1.45 AND LIMITED IN HEIGHT TO R.L4.15 AND IN DEPTH TO R.L6.1 AND UNLIMITED IN HEIGHT.

(L23) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L6.25 & UNLIMITED IN HEIGHT

(L25) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L7.3 & UNLIMITED IN HEIGHT

(L39) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L6.5 & UNLIMITED IN HEIGHT

(L64) THE STRATUM ABOVE LOT 2 IN D.P1043061 LIMITED IN DEPTH TO R.L4.4 & UNLIMITED IN HEIGHT

STRATUM STATEMENTS BY LEVEL

BASEMENT LEVEL 3

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(J148) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 4.0

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(J101) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL -3.8

(J119) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL -6.35

LOT 602 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(J102) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 3.8

(J107) LIMITED IN DEPTH TO RL -6.35 & LIMITED IN HEIGHT TO RL 3.8

LOT 603 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(J103) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 1.7

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(J105) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 1.7

LOT 607 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.

(J104) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL -1.6

(J106) UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL -3.8

Surveyor: MATTHEW GRAHAM SMITH
Date of Survey: 06 - 06 - 2014
Surveyor's Reference: 27000/40221DP [PPN DP1192906]
[2014M7100 (791) ADDITIONAL SHEETS]

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650

LGA: ROCKDALE
Locality : WOLLI CREEK
Subdivision No: SUC015
Lengths are in metres. Reduction Ratio 1: N/A

Registered 5.11.2014

DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:32 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

BASEMENT LEVEL 2

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J148 UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 4.0

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J109 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL -1.1

LOT 602 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J107 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7

LOT 603 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J103 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J105 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7

LOT 607 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J104 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7
- J108 LIMITED IN DEPTH TO RL -8.8 & LIMITED IN HEIGHT TO RL -1.1

BASEMENT LEVEL 1

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J148 UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 4.0

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J110 LIMITED IN DEPTH TO RL -1.1 & LIMITED IN HEIGHT TO RL 1.7

LOT 602 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J107 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7

LOT 603 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J103 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J105 LIMITED IN DEPTH TO RL -3.8 & LIMITED IN HEIGHT TO RL 1.7

BASEMENT LEVEL 0

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J148 UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL 4.0

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J111 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J122" & LOT 601 "J162"
- J116 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL 6.1
- J117 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL 5.7

LOT 602 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J112 LIMITED IN DEPTH TO RL 3.96 & UNLIMITED IN HEIGHT
- J137 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J120"
- J182 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL 3.96
- J183 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL 4.2
- J184 LIMITED IN DEPTH TO RL 4.5 & LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J120"
- J185 LIMITED IN DEPTH TO RL 4.5 & UNLIMITED IN HEIGHT
- J186 LIMITED IN DEPTH TO RL 4.5 & UNLIMITED IN HEIGHT

LOT 603 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J115 LIMITED IN DEPTH TO RL 1.85 & LIMITED IN HEIGHT TO RL4.05
- J134 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J121" & "J122"
- J135 LIMITED IN DEPTH TO RL 1.7 & UNLIMITED IN HEIGHT
- J194 LIMITED IN DEPTH TO RL 1.85 & IN HEIGHT TO RLS SHOWN (PT603 RL) ON SHEET 20 BASEMENT B0

BASEMENT LEVEL 0 - CONTINUED

LOT 604 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J114 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEET .. AND LIMITED IN HEIGHT TO RL'S SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J122"
- J118 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT TO RLS SHOWN (RL) ON SHEETS 19-20 BASEMENT B0
- J128 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT RL 6.07
- J129 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT RL 6.43
- J193 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RLS SHOWN "RL....." ON SHEET 26 BEING THE LOWER STRATUM OF LOT 604 "J123"
- J195 LIMITED IN DEPTH TO RL 4.05 & LIMITED IN HEIGHT TO RLS SHOWN "RL....." ON SHEET 26 BEING THE LOWER STRATUM OF LOT 604 "J123"
- J196 LIMITED IN DEPTH TO RL 4.05 & LIMITED IN HEIGHT TO RLS SHOWN (RL) ON SHEET 20 BASEMENT B0
- J197 LIMITED IN DEPTH TO RL 4.05 & LIMITED IN HEIGHT TO RL6.5
- J198 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL1.85
- J199 LIMITED IN DEPTH TO RL 4.05 & IN LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J122"
- J200 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J122"
- J201 LIMITED IN DEPTH TO RLS SHOWN (PT603 RL) ON SHEET 20 BASEMENT B0 BEING THE UPPER STRATUM OF LOT 603 "J194" AND IN HEIGHT TO RLS SHOWN (RL)

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J113 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL 10.5
- J155 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 14 & 15 BASEMENT B0

LOT 606 IS A STRATUM LOT ABOVE, BELOW AND BETWEEN (WHERE APPLICABLE) LOTS 600, 601, 602, 603, 604, 605 & 607 AND IS EXCLUSIVE OF THESE LOTS, BUT IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH.

LOT 607 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J150 LIMITED IN DEPTH TO RL 1.7 & IN LIMITED IN HEIGHT TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL BEING THE LOWER STRATUM OF LOT 600 "J122"

GROUND LEVEL

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J120 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND UNLIMITED IN HEIGHT
- J121 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND UNLIMITED IN HEIGHT
- J122 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND UNLIMITED IN HEIGHT
- J180 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 16 & 17 GROUND LEVEL AND LIMITED IN HEIGHT TO RL 10.5
- J181 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND LIMITED IN HEIGHT TO RL 13.5

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J124 LIMITED IN DEPTH TO RL 6.1 & LIMITED IN HEIGHT TO RL 11.5
- J142 LIMITED IN DEPTH TO RL 5.7 & LIMITED IN HEIGHT TO RL 10.5
- J143 LIMITED IN DEPTH TO RL 5.4 & LIMITED IN HEIGHT TO RL 10.5
- J144 LIMITED IN DEPTH TO RL'S SHOWN RL ON SHEET 25 (GROUND LEVEL) & LIMITED IN HEIGHT TO RL 10.5
- J160 LIMITED IN DEPTH TO RLS SHOWN RL ON SHEET 24 AND UNLIMITED IN HEIGHT
- J162 LIMITED IN DEPTH TO RL 4.70 AND UNLIMITED IN HEIGHT

LOT 602 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J112 LIMITED IN DEPTH TO RL 1.7 & UNLIMITED IN HEIGHT

LOT 603 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J135 LIMITED IN DEPTH TO RL 1.7 & UNLIMITED IN HEIGHT
- J147 LIMITED IN DEPTH TO RL 4.0 & UNLIMITED IN HEIGHT

GROUND LEVEL - CONTINUATION

LOT 604 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J123 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND LIMITED IN HEIGHT TO THE LOWER STRATUM OF LOT 604 J30 AS DENOTED ON SHEET 11 LEVEL 1
- J125 LIMITED IN DEPTH TO RL 6.75 & LIMITED IN HEIGHT TO RL 11.5
- J140 LIMITED IN DEPTH TO RL 6.43 & LIMITED IN HEIGHT TO RL 12.2
- J170 LIMITED IN DEPTH TO RL 6.9 & LIMITED IN HEIGHT TO RL 11.5
- J172 LIMITED IN DEPTH TO RL 6.1 & LIMITED IN HEIGHT TO RLS SHOWN (RL) ON SHEET 11 BEING THE LOWER STRATUM OF LOT 604 "J130"
- J173 LIMITED IN DEPTH TO RL 6.5 & LIMITED IN HEIGHT TO RLS SHOWN (RL) ON SHEET 11 BEING THE LOWER STRATUM OF LOT 604 "J130"

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J113 LIMITED IN DEPTH TO RL 1.7 & LIMITED IN HEIGHT TO RL 10.5

LOT 606 IS A STRATUM LOT ABOVE, BELOW AND BETWEEN (WHERE APPLICABLE) LOTS 600, 601, 602, 603, 604, 605 & 607 AND IS EXCLUSIVE OF THESE LOTS, BUT IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH.

LEVEL 1

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J122 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND UNLIMITED IN HEIGHT
- J180 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 16 & 17 GROUND LEVEL AND LIMITED IN HEIGHT TO RL 10.5
- J181 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND LIMITED IN HEIGHT TO RL 13.5

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J126 LIMITED IN DEPTH TO RL 11.5 & LIMITED IN HEIGHT TO RL 14.9
- J127 LIMITED IN DEPTH TO RL 10.5 & LIMITED IN HEIGHT TO RL 13.5

LOT 604 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J130 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEET 11 LEVEL 1 AND LIMITED IN HEIGHT TO RL 15.55

LOT 606 IS A STRATUM LOT ABOVE, BELOW AND BETWEEN (WHERE APPLICABLE) LOTS 600, 601, 602, 603, 604, 605 & 607 AND IS EXCLUSIVE OF THESE LOTS, BUT IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH.

LEVEL 2 & ABOVE

LOT 600 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J122 LIMITED IN DEPTH TO TO RLS SHOWN RL ON SHEETS 23-25 GROUND LEVEL AND UNLIMITED IN HEIGHT

LOT 601 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J133 LIMITED IN DEPTH TO RL 13.5 & UNLIMITED IN HEIGHT
- J137 LIMITED IN DEPTH TO RL 14.9 & UNLIMITED IN HEIGHT
- J169 LIMITED IN DEPTH TO RL 13.5 & IN HEIGHT TO RL 49.95

LOT 604 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- L136 LIMITED IN DEPTH TO RL 15.55 & UNLIMITED IN HEIGHT
- J203 LIMITED IN DEPTH TO RL 13.5 AND UNLIMITED IN HEIGHT

LOT 605 IS A STRATUM LOT LIMITED IN DEPTH & HEIGHT BY LEVELS ON REGULAR HORIZONTAL PLANES AND INCLINED PLANES ON (A.H.D) AS DENOTED HEREUNDER.
- J132 LIMITED IN DEPTH TO RL 10.5 & UNLIMITED IN HEIGHT

LOT 606 IS A STRATUM LOT ABOVE, BELOW AND BETWEEN (WHERE APPLICABLE) LOTS 600, 601, 602, 603, 604, 605 & 607 AND IS EXCLUSIVE OF THESE LOTS, BUT IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH.

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: N/A	Registered 5.11.2014	DP1192906

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:33 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

EASEMENTS CREATED BY DP 1019205

(A) RESTRICTION ON THE USE OF LAND
(D) EASEMENT FOR SUPPORT OF SERVICES
(E) EASEMENT FOR NOISE AND VIBRATIONS
(F) EASEMENT FOR ELECTROLYSIS
(G) EASEMENT FOR EMISSION OF SMOKE
(J) RESTRICTION ON THE USE OF THE LAND

EASEMENTS CREATED BY DP 1043061

(BA) RESTRICTION ON THE USE OF LAND
(BB) RESTRICTION ON THE USE OF LAND
(BC) EASEMENT FOR SUPPORT
(BD) EASEMENT FOR SERVICES
(BE) EASEMENT FOR SUPPORT OF SERVICES
(BF) EASEMENT FOR SUPPORT OF SERVICES
(BG) EASEMENT FOR NOISE AND VIBRATIONS
(BH) EASEMENT FOR NOISE AND VIBRATIONS
(BI) EASEMENT FOR ELECTROLYSIS
(BJ) EASEMENT FOR ELECTROLYSIS
(BK) EASEMENT FOR EMISSION OF SMOKE
(BL) EASEMENT FOR EMISSION OF SMOKE
(BM) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(BN) RESTRICTION ON USE OF LAND
(BO) EASEMENT FOR EMERGENCY EGRESS
(BP) RESTRICTION ON THE USE OF LAND
(BR) EASEMENT FOR SUPPORT OF SERVICES
(BS) EASEMENT FOR SUPPORT
(CA) EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH
(CC) EASEMENT FOR VENTILATION
(CD) EASEMENT FOR ECC ROOM
(CE) EASEMENT FOR ECC PIPES
(CF) EASEMENT FOR SUPPORT STRUCTURES
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE
(CJ) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(CK) EASEMENT FOR SUPPORT 0.3 WIDE
(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DH) EASEMENT FOR VENTILATION
(DI) EASEMENT FOR ECC ROOM
(DJ) EASEMENT FOR ECC PIPES
(DL) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(DM) RESTRICTION ON USE OF LAND
(DN) EASEMENT FOR SUPPORT 0.3 WIDE

EASEMENTS CREATED BY DP 1084509:

(EA) - RIGHT OF TEMPORARY ACCESS VARIABLE WIDTH

EASEMENTS CREATED BY DP 1103650:

(GC) - EASEMENT FOR SUPPORT AND SHELTER 0.63 WIDE
(GM) - EASEMENT FOR SUPPORT 0.1 WIDE LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1161708

(GA1) - RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN STRATUM
(GM1) - EASEMENT FOR SUPPORT 0.1 WIDE LIMITED IN STRATUM
(GQ1) - EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 2 AND 3.3 WIDE VARIABLE LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1196352

(GR2) EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE LIMITED IN STRATUM
(GS2) EASEMENT FOR ACCESS AND DRAINAGE PURPOSES VARIABLE WIDTH LIMITED IN STRATUM

EASEMENTS CREATED BY DP 1198904

(FH2) EASEMENT FOR SUPPORT VARIABLE WIDTH LIMITED IN STRATUM

*(GB1) EASEMENT FOR SUPPORT VARIABLE WIDTH LIMITED IN STRATUM (DP 1161708)

EASEMENTS CREATED BY DP1200853

(BU1) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS 5.5 AND 6.62 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM
(DF1) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS 5.5 AND 6.62 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM
(BU2) EASEMENT FOR ACCESS 2.5, 2.7 AND 9.885 AND VARIABLE WIDTH LIMITED IN STRATUM
(DF2) EASEMENT FOR ACCESS 2.5, 2.7 AND 9.885 AND VARIABLE WIDTH LIMITED IN STRATUM
(EB1) EASEMENT FOR STATION SERVICES 0.5 AND 2 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM
(DG1) EASEMENT FOR STATION SERVICES 0.5 AND 2 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM

(RE) AFFECTED BY RESTRICTIONS ON USE OF LAND (9232492, 9232493, 9232494, 9232495, 9232496, 9232497)

(AN1) DENOTES BENEFITED BY:
(BC) EASEMENT FOR SUPPORT (D.P1043061)
(BD) EASEMENT FOR SERVICES (D.P1043061)
(BS) EASEMENT FOR SUPPORT (D.P1043061)
(BV) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH (D.P1043061)
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE (D.P1043061)
(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE (DP.1043061)
(CF) EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH (D.P1043061)

(AN2) DENOTES BENEFITED BY:
(B) EASEMENT FOR SUPPORT (D.P1019205)
(C) EASEMENT FOR SERVICES LIMITED IN STRATUM VARIABLE WIDTH (D.P1019205)

(BN1) DENOTES AFFECTED BY FOLLOWING EASEMENTS:
(BG),(BH),(BI),(BJ),(BK),(BL),(BO)
AND FOLLOWING RESTRICTIONS ON THE USE OF LAND:
(BA),(BB),(BN),(BP),(DB),(DC),(DM) & (RE)

(BN2) DENOTES AFFECTED BY FOLLOWING EASEMENTS:
(G),(D),(E) AND (F)
AND FOLLOWING RESTRICTIONS ON THE USE OF LAND:
(A) (J)

(BN3) DENOTES AFFECTED BY FOLLOWING EASEMENTS:
(BE),(BF),(BG),(BH),(BI),(BJ),(BK),(BL),(BO),(BR),(CC),(DE) & (DH)
AND FOLLOWING RESTRICTIONS ON THE USE OF LAND:
(BA),(BB),(BN),(BP),(DB),(DC),(DM) & (RE)

NEW EASEMENTS

DEFINED EASEMENTS

(JA1) EASEMENT FOR ACCESS - 5.4, 5.8 AND 6.34 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH TO RL'S SHOWN THUS [ ] AND IN HEIGHT TO 2.3 ABOVE THESE LEVELS (BASEMENT)
(JA2) EASEMENT FOR ACCESS - 25.85, 37.775 AND 54.875 WIDE AND VARIABLE WIDTH UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL10.0 (FUTURE BASEMENT)
(JA3) EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 OR TO RL3.0 WHERE LOT 600 IS UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL 10.0
(JA4) EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 OR TO RL3.0 WHERE LOT 600 IS UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL 10.0
(JA5) EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 OR TO RL3.0 WHERE LOT 600 IS UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL 10.0
(JA6) EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 OR TO RL3.0 WHERE LOT 600 IS UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL 10.0
(JA7) EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 OR TO RL3.0 WHERE LOT 600 IS UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL 10.0
(JB) EASEMENT FOR ACCESS 6.6 AND 6.62 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUMS OF LOT 600, LOT 511 DP1172312 AND LOT 399 DP1161708 AND IN HEIGHT TO RL 10.0 (VEHICULAR USE)
(JC) EASEMENT FOR ACCESS 0.9, 1, 1.45, 1.675 AND 3.37 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH AND IN HEIGHT TO RL'S SHOW [RL -]
(JG) EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 2, 2.245 AND 3.41 WIDE AND VARIABLE WIDTH
-WHERE AFFECTING LOT 600
-LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 AND IN HEIGHT TO RL 9.5
-WHERE AFFECTING LOTS 601, 604 & 606
-LIMITED IN DEPTH TO RL'S SHOWN [RL] AND IN HEIGHT TO RL 9.5
-WHERE AFFECTING LOT 399 DP1161708
-LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 399 DP1161708 AND IN HEIGHT TO RL 12.0
(JG1) RIGHT OF CARRIAGEWAY 6.6 AND 6.62 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUMS OF LOT 600, LOT 511 DP1172312 AND LOT 399 DP1161708 AND IN HEIGHT TO RL10.0
(JD) EASEMENT FOR ACCESS AND USE OF THE SWIMMING POOL, GYM AND COMMUNITY ROOM 1.81, 2.535, 3.61, AND 10.15 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH AND IN HEIGHT TO RLS SHOWN [RL -]
(JH) EASEMENT FOR OVERHANG VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUMS OF LOT 511 DP1172312 AND LOT 399 DP1161708 AND IN HEIGHT TO RL 11.0
(JJ) EASEMENT FOR ENCROACHING BUILDINGS 0.5 WIDE LIMITED IN DEPTH AND IN HEIGHT TO THE UPPER AND LOWER STRATUMS OF THE AFFECTED LOTS
(JK) EASEMENT FOR PUBLIC ACCESS AND VISITOR PARKING 53.585 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH TO RL'S SHOWN [RL] AND IN HEIGHT TO 2.2 ABOVE THESE LEVELS
(GN3) EASEMENT FOR SERVICES VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 511 IN DP1172312 AND IN HEIGHT TO RL10.0
(GE2) EASEMENT FOR PARKING AND STORAGE 5.66 AND 6.905 AND AND VARIABLE WIDTH LIMITED IN HEIGHT TO THE LOWER STRATUM OF LOT 602 J106 AND LOT 603 J115 & J194 AS SHOWN ON SHEET 18 & 20 AND IN DEPTH TO 0.2 BELOW THESE LEVELS
(JC1) EASEMENT FOR ACCESS 2.055, 2.71, 2.925, 5.365 AND 5.8 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH TO RL'S SHOWN [RL] AND IN HEIGHT TO 2.3 ABOVE THESE LEVELS OR LIMITED IN DEPTH AND IN HEIGHT TO RLS SHOWN [RL -]
(JV) EASEMENT FOR CARPARK EXHAUST SYSTEM VARIABLE WIDTH UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO RL 10.0
(JW2) EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH TO THE LOWER STRATUM OF LOT 600 AS DEFINED ON SHEETS 16 & 17 AND IN HEIGHT TO 3 METRES ABOVE THESE LEVELS (FLOW)
(EF1) EASEMENT FOR VENTILATION SERVICES 1 WIDE AND VARIABLE WIDTH LIMITED IN DEPTH AND IN HEIGHT TO RL'S SHOWN [RL -]
(JT) EASEMENT FOR ACCESS AND USE OF THE TOILETS VARIABLE WIDTH LIMITED IN DEPTH TO RL 6.1 AND IN HEIGHT TO RL 9.0

WHOLE OF LOT EASEMENTS

EASEMENT FOR SUPPORT AND SHELTER (WHOLE OF LOTS)
EASEMENT FOR SERVICES (WHOLE OF LOTS)
EASEMENT FOR ACCESS, CONSTRUCTION AND SPECIFIED SERVICES (WHOLE OF LOTS)
EASEMENT FOR ACCESS TO SHARED FACILITIES (WHOLE OF LOTS)
EASEMENT FOR EMERGENCY EGRESS PURPOSES (WHOLE OF LOTS)
EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SERVICES (WHOLE OF LOTS)
EASEMENT FOR SERVICES (WHOLE OF LOTS)

Surveyor: MATTHEW GRAHAM SMITH Date of Survey: 06 - 06 - 2014 Surveyor's Reference: 27000/40221DP [PPN DP1192906] [2014M7100 (791) ADDITIONAL SHEETS]	PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP85432, LOTS 399 AND 401 DP1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP1103650	LGA: ROCKDALE Locality : WOLLI CREEK Subdivision No: SUC015 Lengths are in metres. Reduction Ratio 1: N/A	Registered 5.11.2014	DP1192906

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:34 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

10 20 30 40 50 60 Table of mm 90 100 110 120 130 140

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:35 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6 (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Title System: TORRENS

Purpose: SUBDIVISION

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

LGA: ROCKDALE

Locality: WOLLI CREEK

Parish: ST GEORGE

County: CUMBERLAND

Crown Lands NSW/Western Lands Office Approval

I, ... (Authorised Officer) in approving this plan certify that all necessary approvals in regard to the allocation of the land shown herein have been given.

Signature: .....

Date: .....

File Number: .....

Office: .....

Subdivision Certificate

I, GORDON WREN

*~~Authorised Person/*General Manager/*~~Accredited Certifier, certify that the provisions of s.109J of the *Environmental Planning and Assessment Act 1979* have been satisfied in relation to the proposed subdivision, new road or reserve set out herein.

Signature: .....

Accreditation number: BPB0447

Consent Authority: DEPT OF PLANNING

Date of endorsement: 6TH AUGUST 2014

Subdivision Certificate number: SUC015

File number: MP 10_0030

*Strike through if inapplicable.

Survey Certificate

I, MATTHEW GRAHAM SMITH

of LTS LOCKLEY, LOCKED BAG 5, GORDON NSW 2072

a surveyor registered under the *Surveying and Spatial Information Act 2002*, certify that:

*(a) The land shown in the plan was surveyed in accordance with the *Surveying and Spatial Information Regulation 2012*, is accurate and the survey was completed on 6-06-14

*~~(b) The part of the land shown in the plan (*being/*excluding ^ .....) was surveyed in accordance with the *Surveying and Spatial Information Regulation 2012*, is accurate and the survey was completed on, ... the part not surveyed was compiled in accordance with that Regulation.~~

*~~(c) The land shown in this plan was compiled in accordance with the *Surveying and Spatial Information Regulation 2012*.~~

Signature: ..... Dated: 1-07-14

Surveyor ID: 8650

Datum Line: 'A' – 'B'

Type: *Urban/*Rural

The terrain is *Level-Undulating / *~~Steep-Mountainous.~~

*Strike through if inapplicable.

^Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.

Statements of intention to dedicate public roads, public reserves and drainage reserves.

Plans used in the preparation of survey/~~compilation.~~

DP1172312
DP1161708
DP1062413
DP1103650

If space is insufficient continue on PLAN FORM 6A

Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:36 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT, 1919, IT IS INTENDED:
TO CREATE:

1. EASEMENT FOR SUPPORT AND SHELTER (WHOLE OF LOTS)
2. EASEMENT FOR SERVICES (WHOLE OF LOTS)
3. EASEMENT FOR ACCESS, CONSTRUCTION AND SPECIFIED SERVICES (WHOLE OF LOTS)
4. EASEMENT FOR ACCESS TO SHARED FACILITIES (WHOLE OF LOTS)
5. EASEMENT FOR EMERGENCY EGRESS PURPOSES (WHOLE OF LOTS)
6. EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SERVICES (WHOLE OF LOTS)
7. POSITIVE COVENANT (ROAD RESERVE MAINTENANCE SPECIFICATION)
8. EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN STRATUM (JA3)
9. EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN STRATUM (JA4)
10. EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN STRATUM (JA5)
11. EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN STRATUM (JA6)
12. EASEMENT FOR PUBLIC ACCESS VARIABLE WIDTH LIMITED IN STRATUM (JA7)
13. POSITIVE COVENANT (MAINTENANCE OF FOOTPATH, DRAINAGE,PLAZA)
14. POSITIVE COVENANT (MAINTENANCE OF STORMWATER PIPES, CULVERTS)
15. POSITIVE COVENANT (MAINTENANCE OF THE STORMWATER SYSTEM AND OVERLAND FLOW)
16. EASEMENT FOR ACCESS 5.4, 5.8 AND 6.34 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (BASEMENT) (JA1)
17. EASEMENT FOR ACCESS 25.85, 37.775 AND 54.875 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (FUTURE BASEMENT)(JA2)
18. EASEMENT FOR ACCESS 6.6 AND 6.62 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (VEHICULAR USE)(JB)
19. EASEMENT FOR ACCESS 0.9, 1, 1.45, 1.675 AND 3.37 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (JC)
20. EASEMENT FOR ELECTRICITY AND OTHER PURPOSES 2, 2.245 AND 3.41 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (AUSGRID) (JG)
21. RIGHT OF CARRIAGEWAY 6.6 AND 6.62 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (AUSGRID) (JG1)
22. EASEMENT FOR ACCESS AND USE OF THE SWIMMING POOL, GYM AND COMMUNITY ROOM 1.81, 2.535, 3.61 AND 10.15 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (JD)
23. EASEMENT FOR OVERHANG VARIABLE WIDTH LIMITED IN STRATUM (JH)
24. EASEMENT FOR ENCROACHING BUILDINGS 0.5 WIDE LIMITED IN STRATUM (JJ)
25. EASEMENT FOR PUBLIC ACCESS AND VISITOR PARKING 53.585 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (JK)
26. POSITIVE COVENANT (PUBLIC CARPARK)
27. RESTRICTION ON USE
28. EASEMENT FOR SERVICES VARIABLE WIDTH LIMITED IN STRATUM (GN3)
29. EASEMENT FOR SERVICES (WHOLE OF LOT)
30. EASEMENT FOR PARKING AND STORAGE 5.68 AND 6.905 AND VARIABLE WIDTH LIMITED IN STRATUM (GE2)
31. EASEMENT FOR ACCESS 2.055, 2.71, 2.925, 5.365, 5.4 AND 5.8 AND VARIABLE WIDTH LIMITED IN STRATUM (JC1)
32. EASEMENT FOR CAR PARK EXHAUST SYSTEM VARIABLE WIDTH LIMITED IN STRATUM (JV)
33. EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (FLOW) (JW2)
34. EASEMENT FOR VENTILATION SERVICES 1 WIDE AND VARIABLE WIDTH LIMITED IN STRATUM (EF1)
35. EASEMENT FOR ACCESS AND USE OF THE TOILETS VARIABLE WIDTH LIMITED IN STRATUM (JT)

TO RELEASE:

1. EASEMENT FOR ACCESS TO AND USE OF SWIMMING POOL AND GYM (EM) VARIABLE WIDTH (TWELTHLY REFERRED TO IN DP1084509)
2. EASEMENT FOR SUPPORT AND SHELTER (WHOLE OF LOTS) (SECONDLY REFERRED TO IN DP1172312)
3. EASEMENT FOR SERVICES (WHOLE OF LOTS) (THIRDLY REFERRED TO IN DP1172312)
4. EASEMENT FOR CONSTRUCTION ACCESS AND SERVICES (WHOLE OF LOTS) (FIRSTLY REFERRED TO IN DP1172312)
5. EASEMENT FOR ACCESS FOR PASSIVE RECREATIONAL PURPOSES (WHOLE OF LOT) (THIRTY SECONDLY REFERRED TO IN DP1084509)

STREET ADDRESSES OF ALL LOTS ARE NOT AVAILABLE.

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:37 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 1 PTY LIMITED ACN 093 909 758 in *accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 2 PTY LIMITED ACN 093 909 758 in *accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:38 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 3A PTY LIMITED ACN 097 928 517 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

EXECUTED BY DISCOVERY POINT NO. 3B PTY LIMITED ACN 097 479 028 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:39 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) **WARNING: Creasing or folding will lead to rejection** ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 4 PTY LIMITED ACN 097 928 517 in accordance with Section127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

EXECUTED BY DISCOVERY POINT NO. 5 PTY LIMITED ACN 097 479 028 in accordance with Section127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:40 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 6 PTY LIMITED ACN 097 928 517 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

EXECUTED BY DISCOVERY POINT NO. 7A PTY LIMITED ACN 097 479 028 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:41 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 7B PTY LIMITED ACN 097 928 517 in *accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

EXECUTED BY DISCOVERY POINT NO. 8 PTY LIMITED ACN 097 479 028 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:42 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 9A PTY LIMITED ACN 097 928 517 in *accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

EXECUTED BY DISCOVERY POINT NO. 9B PTY LIMITED ACN 097 479 028 *in accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:43 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT NO. 10 PTY LIMITED ACN 097 928 517 in *accordance with Section127(1) of the Corporations Act by authority of its directors:*

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
.....
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:44 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

MORTGAGEE:

Dated at Sydney this 8th Day of JULY 2014
Executed by Australia and New Zealand Banking Group Limited (ACN 005 357 522)
signed by its Attorney (MATTHEW QUINN)
who certifies that he is Manager Property & Construction Finance pursuant to Power of Attorney Registered No. ~~564~~ 410 Book ~~4388~~ 4376

Signed in the presence of

(Signature)

PANSY CHU

(Print Name)

ANALYST

(Title)

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:45 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any Information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Executed by registered proprietors:

EXECUTED BY DISCOVERY POINT **DEVT PTY LIMITED**
ACN 151 464 176 in
accordance with Section127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

.....**SIMON STUART DOVER HOWARD**
Name of director (block letters)

.....
Signature of director/~~company secretary~~*
* delete whichever is not applicable

MATTHEW ROBERT BAILEY
Name of director/company secretary*
(block letters
* delete whichever is not applicable

EXECUTED BY DISCOVERY POINT **PTY LIMITED**
ACN 102 882 342 in
accordance with Section127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

~~MICHAEL BOWDEN NEWSOM~~ Anthony Boyd
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
* delete whichever is not applicable

ABHILASHA VANKINA
Name of ~~director~~/company secretary*
(block letters
* delete whichever is not applicable

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:46 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

EXECUTED for and on behalf of)
AUSGRID by)
)
TREVOR MARK ARMSTRONG)
its duly constituted Attorney pursuant to) .....
Power of Attorney registered Book 4641) Attorney
No. 639 in the presence of:

.....
Witness

AMY ELISE HILL

.....
Name of witness (please print)

570 George Street
Sydney NSW 2000

.....
Address of witness

.....

.....
Address of Witness

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:47 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC 015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

The Owners – Strata Plan No 75774 certifies that:

(1) On 25 June 2014 it passed a special resolution agreeing to the execution of the dealing or plan * ..... pursuant to section 28(4) Strata Schemes (Freehold Development) Act 1973 or section 32(4) Strata Schemes (Leasehold Development) Act 1986;

(2) The requirements of section 28(3) (a) (ii) Strata Schemes (Freehold Development) Act 1973 or section 32(3)(a)(ii) Strata Schemes (Leasehold Development) Act 1986 have been complied with in respect of the said dealing or plan.

The common seal of the Owners – Strata Plan No 75774 was hereunto affixed on 10 July 2014 in the presence of Zac Marshall ...being the person(s) authorised by section 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.

see above

Zac Marshall

STRATA PLAN No. 75774 THE OWNERS

* DP1192906.

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:48 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) **WARNING: Creasing or folding will lead to rejection** ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate number: SUC 615

Date of Endorsement: 6/8/14

The Owners – Strata Plan No 77902 certifies that:

(3) On 9/7/2014 it passed a special resolution agreeing to the execution of the dealing or plan DP 1192906 pursuant to section 28(4) Strata Schemes (Freehold Development) Act 1973 or section 32(4) Strata Schemes (Leasehold Development) Act 1986;

(4) The requirements of section 28(3) (a) (ii) Strata Schemes (Freehold Development) Act 1973 or section 32(3)(a)(ii) Strata Schemes (Leasehold Development) Act 1986 have been complied with in respect of the said dealing or plan.

The common seal of the Owners – Strata Plan No 77902 was hereunto affixed on 9/7/2014 in the presence of ..... being the person(s) authorised by section 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.

Peter Greenaway
Michael Broadcast

THE OWNERS - STRATA PLAN NO 77902 ★ Common Seal

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

Req:R287636 /Doc:DP 1192906 P /Rev:15-Oct-2015 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:57 /Seq:49 of 49
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (2012) WARNING: Creasing or folding will lead to rejection ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only

Registered: 5.11.2014

Office Use Only

DP1192906

PLAN OF SUBDIVISION OF LOTS 500, 501, 502, 503, 505, 508 AND 509 DP1172312 AND EASEMENTS OVER CP/SP75774, CP/SP77902, CP/SP 85432 LOTS 399 AND 401 DP 1161708, LOTS 511 AND 512 DP1172312 AND LOT 201 DP 1103650

Subdivision Certificate number: SUC015

Date of Endorsement: 6/8/14

This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

The Owners – Strata Plan No 85432 certifies that:

(5) On 9/7/2014 it passed a special resolution agreeing to the execution of the dealing or plan DP 1192906 pursuant to section 28(4) Strata Schemes (Freehold Development) Act 1973 or section 32(4) Strata Schemes (Leasehold Development) Act 1986;

(6) The requirements of section 28(3) (a) (ii) Strata Schemes (Freehold Development) Act 1973 or section 32(3)(a)(ii) Strata Schemes (Leasehold Development) Act 1986 have been complied with in respect of the said dealing or plan.

The common seal of the Owners – Strata Plan No 85432 was hereunto affixed on 9/7/2014 in the presence of DEANNE RUDY being the person(s) authorised by section 238 Strata Schemes Management Act 1996 to attest the affixing of the seal.

THE OWNERS - STRATA PLAN 85432 Common Seal

Deanne Rudy
Strata Managing Agent.

If space is insufficient use additional annexure sheet

Surveyor's Reference: 27000-40221DP [PPN 1192906]

PLAN FORM 2 — Plan Drawing only to appear in this space — **OFFICE USE ONLY**

SIGNATURE AND SEALS ONLY.

"SEE SHEET 2 FOR SIGNATURES AND SEALS"

SURVEYING REGULATION 2001 CLAUSE 32(2)								
MARK	M.G.A CO-ORDINATES		ZONE	CLASS	ORDER	R.L	CLASS	ORDER
	EASTING	NORTHING						
SSM105396	329 304.835	6243 982.836	56	B	2	1.669	LB	L2
SSM16670	329 668.597	6244 250.342	56	B	2	5.036	LB	L2
SSM105196	329 183.816	6243 879.561	56	B	2	1.301	LB	L2

SOURCE: S.C.I.M.S. 25-3-05 C.S.F. 0.999959

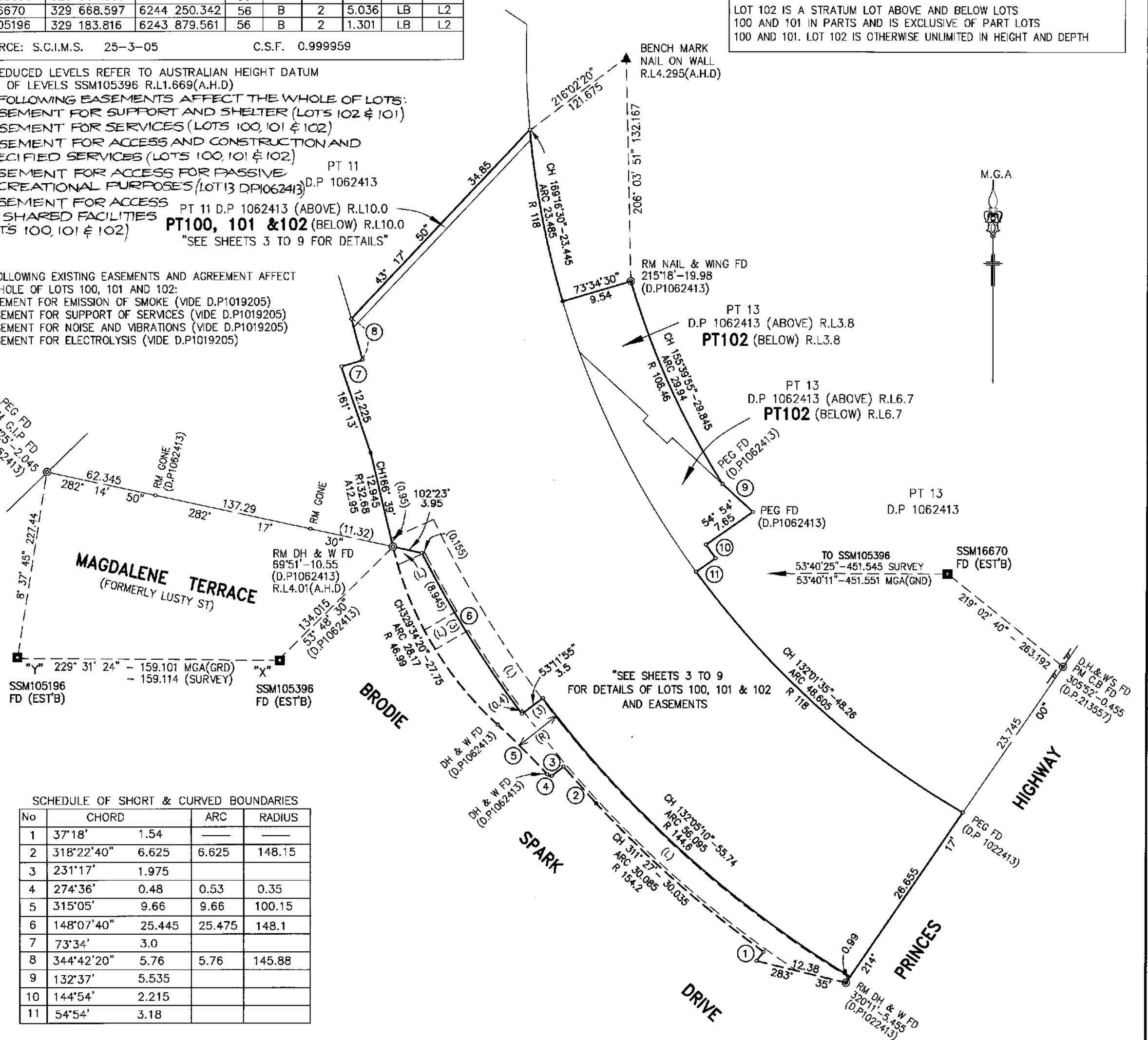
ALL REDUCED LEVELS REFER TO AUSTRALIAN HEIGHT DATUM
ORIGIN OF LEVELS SSM105396 R.L1.669(A.H.D)

THE FOLLOWING EASEMENTS AFFECT THE WHOLE OF LOTS:
1. EASEMENT FOR SUPPORT AND SHELTER (LOTS 102 & 101)
2. EASEMENT FOR SERVICES (LOTS 100, 101 & 102)
3. EASEMENT FOR ACCESS AND CONSTRUCTION AND SPECIFIED SERVICES (LOTS 100, 101 & 102)
4. EASEMENT FOR ACCESS FOR PASSIVE RECREATIONAL PURPOSES (LOT 13 DP1062413)
5. EASEMENT FOR ACCESS TO SHARED FACILITIES (LOTS 100, 101 & 102)

THE FOLLOWING EXISTING EASEMENTS AND AGREEMENT AFFECT THE WHOLE OF LOTS 100, 101 AND 102:
1. EASEMENT FOR EMISSION OF SMOKE (VIDE D.P1019205)
2. EASEMENT FOR SUPPORT OF SERVICES (VIDE D.P1019205)
3. EASEMENT FOR NOISE AND VIBRATIONS (VIDE D.P1019205)
4. EASEMENT FOR ELECTROLYSIS (VIDE D.P1019205)

LOTS 100 & 101 ARE STRATUM LOTS LIMITED IN HEIGHT AND DEPTH BY REGULAR HORIZONTAL AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS SHOWN ON SHEETS 3 TO 9

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH



SCHEDULE OF SHORT & CURVED BOUNDARIES				
No	CHORD		ARC	RADIUS
1	37°18'	1.54	——	——
2	318°22'40"	6.625	6.625	148.15
3	231°17'	1.975		
4	274°36'	0.48	0.53	0.35
5	315°05'	9.66	9.66	100.15
6	148°07'40"	25.445	25.475	148.1
7	73°34'	3.0		
8	344°42'20"	5.76	5.76	145.88
9	132°37'	5.535		
10	144°54'	2.215		
11	54°54'	3.18		

(L) EASEMENT FOR TELECOMMUNICATION CABLES & CONDUITS 3 WIDE (D.P1050035)

(R) DENOTES ROAD WIDENING 335m²

Department Of Lands Approval

I.....In approving this plan certify
(Authorised Officer)
that all necessary approvals in regard to the location of the land and Assessment Act 1979 have been satisfied in relation to the proposed
..... setout herein
*(insert 'subdivision' or 'new road')

Signature: .....
Date: .....
File Number: .....
Officer: .....

Subdivision Certificate

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to the proposed
Subdivision set out herein
*(insert 'subdivision' or 'new road')
.....
*Authorised Person/~~General Manager~~/~~Accredited Certifier~~
Consent Authority: Rockdale City Council
Date of endorsement: 18 October 2005
Accreditation no.....
Subdivision Certificate No SC 79/2005
File no. DA 121/05

Note:
When the plan is to be lodged electronically in the Land and Property Information, it should include a signature in an electronic or digital format approved by the Registrar-General.

* Delete whichever is inapplicable.

DP1084509

Registered: 25.11.2005

Title System: TORRENS

Purpose: SUBDIVISION

Ref. Map: U0937-22#

Last Plan: D.P 1062413

PLAN OF SUBDIVISION OF LOT 10 IN D.P1062413 AND EASEMENTS OVER LOTS 11, 12 & 13 D.P 1062413

Lengths are in metres. Reduction Ratio 1: 400

L.G.A: ROCKDALE

Locality: WOLLI CREEK

Parish: ST GEORGE

County: CUMBERLAND

This is sheet 1 of my plan in 9 sheets.
(Delete if inapplicable).

Survey Certificate Surveying Regulation 2001

I, JOSEPH MONARDO
LOCKLEY LAND TITLE SOLUTIONS
of P.O BOX 400 GLADESVILLE 1675

a surveyor registered under the Surveying Act 2002, hereby certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying Regulation 2001
and was completed on 3-06-05
This survey relates to LOTS 100, 101 & 102
(here specify the land actually surveyed, or specify any land shown in the plan that is not the subject of the survey).

(Signature) Joseph Monardo Dated: 03/06/05
Surveyor registered under the Surveying Act 2002

Datum Line: "X" - "Y"
Type: Urban/Rural

Plans used in preparation of survey/~~compilation~~
D.P.1050035 D.P.1062413
D.P.1019205
D.P.1043061
D.P.1027889
D.P.1048491

PANEL FOR USE ONLY for statements of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, AS AMENDED IT IS INTENDED TO CREATE:

1) EASEMENT FOR SUPPORT AND SHELTER (WHOLE OF LOT)
2) EASEMENT FOR SERVICES (WHOLE OF LOT)
3) EASEMENT FOR DRAINAGE 1.9 WIDE (EQ) LIMITED IN HEIGHT AND DEPTH
4) EASEMENT FOR INSTALLATION OF SERVICES VARIABLE WIDTH LIMITED AND HEIGHT AND DEPTH (EC)
5) RIGHT OF CARRIAGEWAY 6 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (ED)
6) RIGHT OF TEMPORARY CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (ER)
7) EASEMENT FOR KITCHEN EXHAUST VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EE)
8) EASEMENT FOR ACCESS TO KITCHEN EXHAUST VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EG)
9) EASEMENT FOR ACCESS TO GARBAGE ROOM 1.24 WIDE LIMITED IN HEIGHT AND DEPTH (EI)

CONTINUED SHEET 3

PLAN AMENDED BY JOSEPH MONARDO 15-11-2005

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150 160 170 Table of mm 210 220 230 240 250 260 270 280 290 300 310 320 330 340 350 360 370 380 390

SURVEYOR'S REFERENCE: 27000/28575 (D.P1084509)

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:1 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 To be used in conjunction with Plan Form 2 WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1084509

SIGNATURES AND SEALS

SIGNED SEALED AND DELIVERED
for and on behalf of EnergyAustralia
by GRANT KENNETH GREENE-SMITH
its duly constituted Attorney pursuant
to Power of Attorney registered
Book 4368 No. 61

Attorney

Witness

WARWICK WEEKLEY
570 GEORGE ST
SYDNEY

PHILIP JOHN BEALE

DISCOVERY POINT NO. 9A PTY LIMITED Common Seal A.C.N. 102 882 306

BARRY MAXWELL DEAN

Director Pt No 9A P/L

Signed for and on behalf of
COMMONWEALTH BANK
OF AUSTRALIA ACN 123 123 124 by
PETER FOSSEY
as duly appointed attorney appointed under
Power of Attorney Book 4185 Number 616
dated 17 November 1997 who by executing
this deed confirms that there has been no
notice received of revocation of the Attorney
in the presence of

Signature of Witness

JEANNE MOKI FARRER PL SYDNEY

Name of Witness

PHILIP JOHN BEALE

DISCOVERY POINT NO. 1 PTY LIMITED Common Seal A.C.N. 093 909 756

BARRY MAXWELL DEAN

Director Pt No 1 P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 5 PTY LIMITED Common Seal A.C.N. 097 479 117

BARRY MAXWELL DEAN

Director Pt No 5 P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 9B PTY LIMITED Common Seal A.C.N. 097 479 180

BARRY MAXWELL DEAN

Director Pt No 9B P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 2 PTY LIMITED Common Seal A.C.N. 093 479 996

BARRY MAXWELL DEAN

Director Pt No 2 P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 6 PTY LIMITED Common Seal A.C.N. 103 561 215

BARRY MAXWELL DEAN

Director Pt No 6 P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 10 PTY LIMITED Common Seal A.C.N. 103 522 524

BARRY MAXWELL DEAN

Director Pt No 10 P/L

Signed by me Sean O'Toole
Managing Director as delegate
of Landcom and I hereby
certify that I have no notice of
revocation of such delegation.

PHILIP JOHN BEALE

DISCOVERY POINT NO. 3A PTY LIMITED Common Seal A.C.N. 097 928 517

BARRY MAXWELL DEAN

Director Pt No 3A P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 7A PTY LIMITED Common Seal A.C.N. 102 478 343

BARRY MAXWELL DEAN

Director Pt No 7A P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 3B PTY LIMITED Common Seal A.C.N. 097 479 028

BARRY MAXWELL DEAN

Director Pt No 3B P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 7B PTY LIMITED Common Seal A.C.N. 097 479 153

BARRY MAXWELL DEAN

Director Pt No 7B P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 4 PTY LIMITED Common Seal A.C.N. 097 479 082

BARRY MAXWELL DEAN

Director Pt No 4 P/L

PHILIP JOHN BEALE

DISCOVERY POINT NO. 8 PTY LIMITED Common Seal A.C.N. 100 971 256

BARRY MAXWELL DEAN

Director Pt No 8 P/L

Registered: 25.11.2005

This is sheet 2 of my plan in 9 sheets dated 03/06/05

Joseph Monarcle

surveyor registered under Surveying Act 2002

This is sheet 2 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2

Reduction Ratio 1:

Plan Drawing only to appear in this space

SURVEYORS REFERENCE: 27000/28575

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:2 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 To be used in conjunction with Plan Form 2 **WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION**

DP1084509

Registered: 25.11.2005

This is sheet 3 of my plan in 9 sheets dated 03/06/05

Joseph Monarch

surveyor registered under surveying Act 2002

This is sheet 3 of the plan of 9 sheets covered by my certificate No. of

General Manager/Authorised Person

BASEMENT 3 AND BELOW

PT 100 BASEMENT 3 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY REGULAR HORIZONTAL AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HEREUNDER

(L10) LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED A5, A6 & A7

(L11) LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED A8, A9, A10 ~~AND A11~~

(L9) " " " " A8, A10, A11

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH

AREAS DENOTED C1, C10 & C2 ARE PART OF LOT 102 UNLIMITED IN HEIGHT & DEPTH

AREA DENOTED C9 IS LIMITED IN HEIGHT BELOW LOT 101 LEVEL 1 R.L 3.4 AND UNLIMITED IN DEPTH PART OF LOT 102

C9 IS UNLIMITED IN HEIGHT ABOVE LOT 101 LEVEL 1 R.L 7.5

(ED) RIGHT OF CARRIAGEWAY 6 WIDE AND VARIABLE LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED

(EK) EASEMENT FOR TEMPORARY EMERGENCY EGRESS 1.16, 3.175 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED [EK1] TO [EK2] INCLUSIVE

(EU) EASEMENT FOR SUPPORT ~~VARIABLE WIDTH LIMITED~~ 0.1 WIDE AND VARIABLE LIMITED IN HEIGHT TO R.L4.2 AND UNLIMITED IN DEPTH

(EV) EASEMENT FOR CARPARK EXHAUST SYSTEM 0.83, 0.89, 1.0, 1.37 WIDE LIMITED IN HEIGHT TO R.L3.4 AND DEPTH TO R.L-6.77

(EW) EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SERVICES OVER EXISTING SERVICE LINES -EW-(APPROXIMATE POSITION)

(L) EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 2 WIDE (D.P1050035)

PLAN AMENDED IN LPI 07/12/2006 AS TO DIMENSION OF EASEMENT AND SHAPE OF EASEMENT (EU). SEE 2006/1995

PT11 D.P 1062413

PT13 D.P 1062413

PT100 (31.8m²)

PT100 (152m²)

PT102 (3541 m²)

PT100 (10.0m²)

PT102

PT100

PT102

MAGDALENE TERRACE (FORMERLY LUSTY ST)

BRODIE SPARK DRIVE

PRINCES HIGHWAY

JOIN LINE SEE BASEMENT 2 SHEET 4

FACE OF COLUMN ON BDY

SCHEDULE OF SHORT & CURVED BOUNDARIES & EASEMENTS

No.	BEARING	CH/DIST	ARC	RADIUS
12	167°07'	3.7	3.7	138.2
57	313°12'20"	1.16		
106	256°46'25"	5.575	–	–
107	348°45'40"	4.355	4.36	132.2
116	169°56'25"	9.39	9.39	125.25
117	60°57'30"	4.0	–	–
118	15°06'	5.705	6.155	4.64
119	114°59'	5.6	6.03	4.48
120	250°22'	4.37	–	–
126	166°36'00"	5.21	5.21	125.25
127	75°21'	1.37	–	–
130	(3°30')	(7.26)	–	–
131	(116°23')	(7.015)	–	–
132	(57°04')	(9.67)	–	–
133	(272°14')	(6.635)	–	–
134	(4°54')	(12.01)	–	–
135	(34°55')	(6.92)	–	–
136	(69°53')	(9.625)	–	–
137	(11°13')	(6.75)	–	–
138	(304°21')	(7.43)	–	–

SCHEDULE OF R.L'S FOR STRATUM BOUNDARIES

No	HEIGHT	DEPTH
A5	-4.55	-6.75
A6	-4.59	-6.79
A7	-4.55	-6.75
A8	-4.53	-6.73
A9	-4.48	-6.68
A10	-4.53	-6.73
A11	-4.58	-6.78

SCHEDULE OF R.L'S FOR EASEMENTS

No	HEIGHT	DEPTH
ED6	-4.24	-6.74
ED7	-3.56	-6.06
ED8	-1.5	-4.0
ED9	-1.23	-3.73
ED13	-4.23	-6.73
ED14	-4.25	-6.75
ED15	-3.6	-6.1
ED19	-3.2	-5.7
ED21	-3.15	-5.65
ED22	-2.85	-5.35
ED23	-2.73	-5.23
ED24	-2.17	-4.67
ED25	-2.17	-4.67
ED26	-1.67	-4.17
ED27	-1.67	-4.17
EK1	1.22	-6.78
EK2	6.75	-6.78

DIAGRAM 1 (N.T.S)

DIAGRAM 2 (N.T.S)

DIAGRAMS OF BOUNDARIES PT102

FACE OF COLUMN IS BOUNDARY "SEE STRATUM STATMENT ABOVE"

For use where space is insufficient in any panel on plan Form 2 CONTINUED FROM SHEET 1

10) EASEMENT FOR EMERGENCY EGRESS VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EJ)

11) EASEMENT FOR TEMPORARY EMERGENCY EGRESS 1.16, 3.175 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EK)

12) EASEMENT FOR ACCESS TO AND USE OF SWIMMING POOL AND GYM VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EM)

13) EASEMENT FOR CARPARK EXHAUST (EN) 1.3 WIDE LIMITED IN HEIGHT AND DEPTH

14) EASEMENT FOR IRRIGATION TANK (EP) VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH

15) EASEMENT FOR ELECTRICITY PURPOSES 2 WIDE AND VARIABLE (ES) LIMITED IN HEIGHT AND DEPTH

16) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (ET)

17) POSITIVE COVENANT

18) POSITIVE COVENANT

19) POSITIVE COVENANT

20) POSITIVE COVENANT

21) POSITIVE COVENANT AND EASEMENT FOR ACCESS (EL)

22) EASEMENT FOR SUPPORT 0.1 WIDE & VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH(EU)

23) RIGHT OF TEMPORARY ACCESS VARIABLE WIDTH (EA)

24) EASEMENT FOR CARPARK EXHAUST SYSTEM 0.83, 0.89, 1.0, 1.37 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EV)

25) EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SERVICES (EW)

26) EASEMENT FOR HYDRAULIC, FIRE AND COMMUNICATION SERVICES PLANT VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EX)

27) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EB)

28) RIGHT OF ACCESS 2 WIDE LIMITED IN HEIGHT AND DEPTH (EY)

29) EASEMENT FOR VENTILATION SERVICES 6 WIDE & VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EF)

30) EASEMENT FOR ACCESS AND CONSTRUCTION AND SPECIFIED SERVICES ~~VARIABLE WIDTH~~ (WHOLE OF LOTS) (EO)

31) EASEMENT FOR AMENITIES VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH (EZ)

32) EASEMENT FOR ACCESS FOR PASSIVE RECREATIONAL PURPOSES (WHOLE OF LOT)

33) EASEMENT FOR ACCESS TO SHARED FACILITIES (WHOLE OF LOT)

IT IS INTENDED TO DEDICATE THE LAND SHOWN AS ROAD WIDENING (335m²) TO THE PUBLIC AS PUBLIC ROAD SUBJECT TO TO EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 3 WIDE (D.P1050035)

Reduction Ratio 1: 300

Plan Drawing only to appear in this space

SURVEYORS REFERENCE: 27000/28575

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:3 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DP1084509

Registered: 25.11.2005

This is sheet 4 of my plan in 9 sheets dated 03/06/05

Joseph Moncrieff

surveyor registered under surveying Act 2002

This is sheet 4 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2

PLAN AMENDED IN LPI 07/12/2006 AS TO DIMENSION OF EASEMENT AND SHAPE OF EASEMENT (EU). SEE 2006/1995

BASEMENT 2

PT 100 BASEMENT 2 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY REGULAR HORIZONTAL AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HEREUNDER

(L12) LIMITED IN DEPTH TO R.L-4.03 AND LIMITED IN HEIGHT TO R.L-1.53

(L13) LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED A12, A13, A14 AND A15

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH

AREAS DENOTED C1, C10 & C2 ARE PART OF LOT 102 UNLIMITED IN HEIGHT & DEPTH
AREA DENOTED C9 IS LIMITED IN HEIGHT BELOW LOT 101 LEVEL 1 R.L 3.4 AND UNLIMITED IN DEPTH ~~—~~ PART OF LOT 102
C9 IS UNLIMITED IN HEIGHT ABOVE LOT 101 LEVEL 1 R.L 7.5

(EU) EASEMENT FOR SUPPORT 0.1 WIDE & VARIABLE WIDTH LIMITED IN HEIGHT TO R.L4.2 AND UNLIMITED IN DEPTH

(EK) EASEMENT FOR TEMPORARY EMERGENCY EGRESS 1.16, 3.175 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED [EK1] TO [EK2] INCLUSIVE

(EV) EASEMENT FOR CARPARK EXHAUST SYSTEM 0.83, 0.89, 1.0, 1.37 WIDE LIMITED IN HEIGHT ~~AND DEPTH~~ TO R.L3.4 AND DEPTH TO R.L-6.77

(L) EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 3 WIDE (DP1050035)

(ED) RIGHT OF CARRIAGEWAY 6 WIDE AND VARIABLE LIMITED IN HEIGHT AND DEPTH REDUCED LEVELS SCHEDULED.

PT11 D.P 1062413

PT13 D.P 1062413

PT100 (L12)

PT100 (L13)

PT102 (3540m²)

MAGDALENE TERRACE (FORMERLY LUSTY ST)

BRODIE SPARK DRIVE

HIGHWAY

PRINCES

SCHEDULE OF SHORT & CURVED BOUNDARIES & EASEMENTS

No.	BEARING	CH/DIST	ARC	RADIUS
12	167°07'	3.7	3.7	138.2
57	313°12'20"	1.16		
106	256°46'25"	5.575	–	–
107	348°45'40"	4.355	4.36	132.2
116	169°56'25"	9.39	9.39	125.25
117	60°57'30"	4.0	–	–
118	15°06'	5.705	6.155	4.64
119	114°59'	5.6	6.03	4.48
120	250°22'	4.37	–	–
126	166°36'00"	5.21	5.21	125.25
127	75°21'	1.37	–	–
130	(3°30')	7.26	–	–
131	(116°23')	(7.015)	–	–
132	(57°04')	(9.67)	–	–
133	(272°14')	(6.635)	–	–
134	(4°54')	(12.01)	–	–
135	(34°55')	(6.92)	–	–
136	(69°53')	(9.625)	–	–
137	(11°13')	(6.75)	–	–
138	(304°21')	(7.43)	–	–
139	(294°35')	(8.875)	–	–

SCHEDULE OF R.L'S FOR STRATUM BOUNDARIES

No	HEIGHT	DEPTH
A12	−1.80	−4.035
A13	−1.80	−4.035
A14	−1.80	−4.00
A15	−1.80	−4.00

SCHEDULE OF R.L'S FOR EASEMENTS

No	HEIGHT	DEPTH
ED8	−1.5	−4.0
ED9	−1.23	−3.73
ED10	−0.77	−3.27
ED16	−1.53	−4.03
ED17	−0.79	−3.29
ED18	−0.78	−3.28
EK1	~~1.31~~ 1.22	−6.78
EK2	6.75	−6.78
ED20	−1.16	−3.66
ED28	−0.2	−2.7
ED29	−0.4	−2.9
ED30	0.28	−2.22
ED31	0.28	−2.22
ED32	0.94	−1.56
ED33	0.94	−1.56
ED34	+1.56	−0.94
ED35	+1.46	−1.04

DIAGRAM 1 (N.T.S)

DIAGRAM 2 (N.T.S)

DIAGRAMS OF BOUNDARIES PT102
FACE OF COLUMN IS BOUNDARY

C1 (0.21m²) C2 (0.21m²) C9 (0.3m²) C10 (0.21m²)

Reduction Ratio 1: 300

SURVEYORS REFERENCE: 27000/28575

Plan Drawing only to appear in this space

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:4 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1084509

Registered: 25.11.2005

This is sheet 5 of my plan in 9 sheets dated 03/06/05

Joseph Monereo

surveyor registered under surveying act 2002

This is sheet 5 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2

(EA) RIGHT OF TEMPORARY ACCESS VARIABLE WIDTH

(ED) RIGHT OF CARRIAGEWAY LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [ED1]–[ED5] INCLUSIVE 6 WIDE AND VARIABLE WIDTH

(EF) EASEMENT FOR VENTILATION SERVICES ~~VARIABLE WIDTH~~ LIMITED IN HEIGHT AND DEPTH TO RL'S SCHEDULED [EF2] TO [EF3] INCLUSIVE

(EJ) EASEMENT FOR EMERGENCY EGRESS LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [EJ1] VARIABLE WIDTH

(EK) EASEMENT FOR TEMPORARY EMERGENCY EGRESS 1.16, 3.175 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED [EK1] TO [EK2] INCLUSIVE

~~(EN) EASEMENT FOR CARPARK EXHAUST LIMITED IN HEIGHT TO R.L2.5 AND AND DEPTH R.L2.9~~

(EP) EASEMENT FOR IRRIGATION TANK LIMITED IN HEIGHT TO R.L4.2 AND DEPTH R.L1.00 VARIABLE WIDTH

(EQ) EASEMENT FOR DRAINAGE 1.9 WIDE LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS [EQ1] TO [EQ3] INCLUSIVE

(ER) EASEMENT FOR TEMPORARY CARRIAGEWAY LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS [ER1] TO [ER4] INCLUSIVE VARIABLE WIDTH

(EV) EASEMENT FOR CARPARK EXHAUST SYSTEM 0.83, 0.89, 1.0, 1.37 WIDE LIMITED IN HEIGHT AND DEPTH TO RL'S SCHEDULED [EV1] TO [EV3] INCLUSIVE

(EW) EASEMENT FOR HYDRAULIC, FIRE AND COMMUNICATION SHARED SERVICES PLANT OVER EXISTING SERVICE LINES (–EW–) APPROXIMATE POSITION

(EU) EASEMENT FOR SUPPORT 0.1 WIDE & VARIABLE WIDTH LIMITED IN HEIGHT TO R.L4.2 AND UNLIMITED IN DEPTH (SEE SHEET 3 FOR BOUNDARY CUTS FOR (EU))

(L) EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 3 WIDE (DP1050035)

SCHEDULE OF R.L'S FOR STRATUM BOUNDARIES

No	HEIGHT	DEPTH
A1	1.56	–0.64
A2	1.57	–.63
A3	1.27	–0.93
A4	1.22	–0.98
A16	1.9	–0.59
A17	1.9	–0.59
A18	1.9	–0.60
A19	1.465	–0.735
A20	1.425	–0.775
A21	1.45	–0.75

BASEMENT 1

PT 100 BASEMENT 1 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY REGULAR HORIZONTAL AND INCLINED PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HEREUNDER

(L1) LIMITED IN DEPTH AND HEIGHT TO REDUCED LEVELS DENOTED A16 TO A21 INCLUSIVE

(L2) LIMITED IN DEPTH AND HEIGHT TO REDUCED LEVELS DENOTED A1 TO A4 INCLUSIVE

(L4) LIMITED IN DEPTH TO RL–0.6 AND HEIGHT TO RL 1.54

(L5) LIMITED IN DEPTH TO RL–0.6 AND HEIGHT TO RL 1.6

(L14) LIMITED IN DEPTH TO RL–0.97 AND HEIGHT TO RL 1.53

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT & DEPTH

SCHEDULE OF R.L'S FOR EASEMENTS

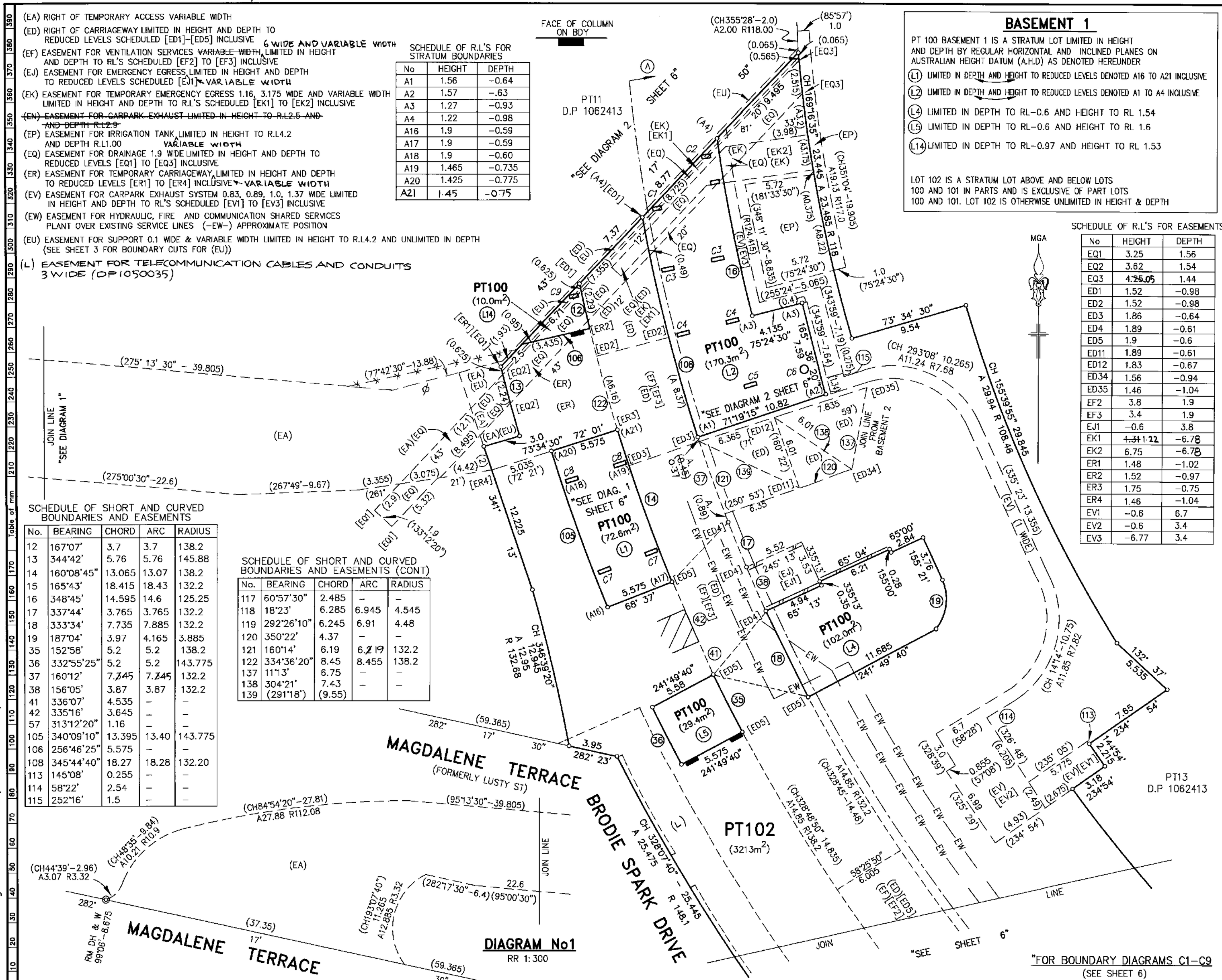
No	HEIGHT	DEPTH
EQ1	3.25	1.56
EQ2	3.62	1.54
EQ3	~~4.25.05~~	1.44
ED1	1.52	–0.98
ED2	1.52	–0.98
ED3	1.86	–0.64
ED4	1.89	–0.61
ED5	1.9	–0.6
ED11	1.89	–0.61
ED12	1.83	–0.67
ED34	1.56	–0.94
ED35	1.46	–1.04
EF2	3.8	1.9
EF3	3.4	1.9
EJ1	–0.6	3.8
EK1	~~4.31~~ 1.22	–6.78
EK2	6.75	–6.78
ER1	1.48	–1.02
ER2	1.52	–0.97
ER3	1.75	–0.75
ER4	1.46	–1.04
EV1	–0.6	6.7
EV2	–0.6	3.4
EV3	–6.77	3.4

SCHEDULE OF SHORT AND CURVED BOUNDARIES AND EASEMENTS

No.	BEARING	CHORD	ARC	RADIUS
12	167°07'	3.7	3.7	138.2
13	344°42'	5.76	5.76	145.88
14	160°08'45"	13.065	13.07	138.2
15	165°43'	18.415	18.43	132.2
16	348°45'	14.595	14.6	125.25
17	337°44'	3.765	3.765	132.2
18	333°34'	7.735	7.885	132.2
19	187°04'	3.97	4.165	3.885
35	152°58'	5.2	5.2	138.2
36	332°55'25"	5.2	5.2	143.775
37	160°12'	7.~~3~~45	7.~~3~~45	132.2
38	156°05'	3.87	3.87	132.2
41	336°07'	4.535	–	–
42	335°16'	3.645	–	–
57	313°12'20"	1.16	–	–
105	340°09'10"	13.395	13.40	143.775
106	256°46'25"	5.575	–	–
108	345°44'40"	18.27	18.28	132.20
113	145°08'	0.255	–	–
114	58°22'	2.54	–	–
115	252°16'	1.5	–	–

SCHEDULE OF SHORT AND CURVED BOUNDARIES AND EASEMENTS (CONT)

No.	BEARING	CHORD	ARC	RADIUS
117	60°57'30"	2.485	–	–
118	18°23'	6.285	6.945	4.545
119	292°26'10"	6.245	6.91	4.48
120	350°22'	4.37	–	–
121	160°14'	6.19	6.219	132.2
122	334°36'20"	8.45	8.455	138.2
137	11°13'	6.75	–	–
138	304°21'	7.43	–	–
139	(291°18')	(9.55)		



ϕ PLAN AMENDED IN LPI 07/12/2006 AS TO DIMENSION OF EASEMENT AND SHAPE OF EASEMENT (EU), SEE 2006/1995

Reduction Ratio 1: 200

Plan Drawing only to appear in this space

SURVEYORS REFERENCE: 27000/28575

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:5 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 — To be used in conjunction with Plan Form 2

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1084509

6 WIDE AND VARIABLE

(ED) RIGHT OF CARRIAGEWAY LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED ED1–ED5 INCLUSIVE 6 WIDE AND VARIABLE WIDTH

(EF) EASEMENT FOR VENTILATION SERVICES ~~VARIABLE WIDTH~~ LIMITED IN HEIGHT AND DEPTH TO RL'S SCHEDULED [EF1] & [EF2]

(EJ) EASEMENT FOR EMERGENCY EGRESS LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [EJ2] VARIABLE WIDTH

(EX) EASEMENT FOR HYDRAULIC, FIRE AND COMMUNICATION SERVICES PLANT VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [EX1]

(EW) EASEMENT FOR SHARED HYDRAULIC, FIRE AND COMMUNICATION SHARED SERVICES PLANT OVER EXISTING SERVICE LINES –EW– (APPROX. POSITION)

(EK) EASEMENT FOR TEMPORARY EMERGENCY EGRESS 1.16, 3.175 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED [EK1] TO [EK2] INCLUSIVE

(EQ) EASEMENT FOR DRAINAGE 1.9 WIDE LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS [EQ1] TO [EQ3] INCLUSIVE

(EV) EASEMENT FOR CARPARK EXHAUST SYSTEM 0.83, 0.89, 1.0, 1.37 WIDE LIMITED IN HEIGHT AND DEPTH TO RL'S SCHEDULED [EV3]

(EU) EASEMENT FOR SUPPORT 0.1 WIDE & VARIABLE WIDTH LIMITED IN HEIGHT TO R.L4.2 AND UNLIMITED IN DEPTH (SEE SHEET 3 FOR BOUNDARY CUTS FOR (EU)

(L) ~~(K)~~ EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 3 WIDE (DP1050035)

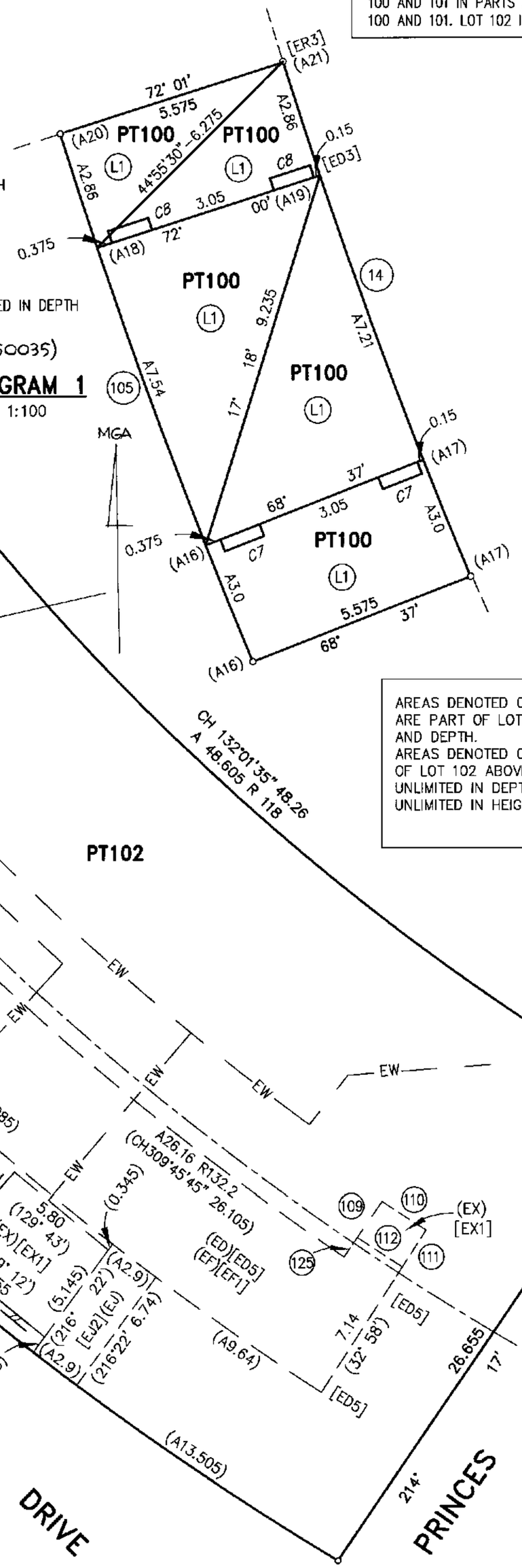
SCHEDULE OF R.L'S FOR EASEMENTS

No	HEIGHT	DEPTH
EJ2	3.07	–0.6
EX1	2.9	–0.6
EF1	2.9	1.9
ED5	1.9	–0.6
EV3	–6.77	3.4
EF2	3.8	1.9

SCHEDULE OF SHORT BOUNDARIES

No.	BEARING	DIST.
109	34°40'	2.085
110	122°58'	2.51
111	212°58'	2.095
112	303°13'	2.57
125	34°40'	1.125

DIAGRAM 1
1:100



BASEMENT 1 (CONTINUED)

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT & DEPTH

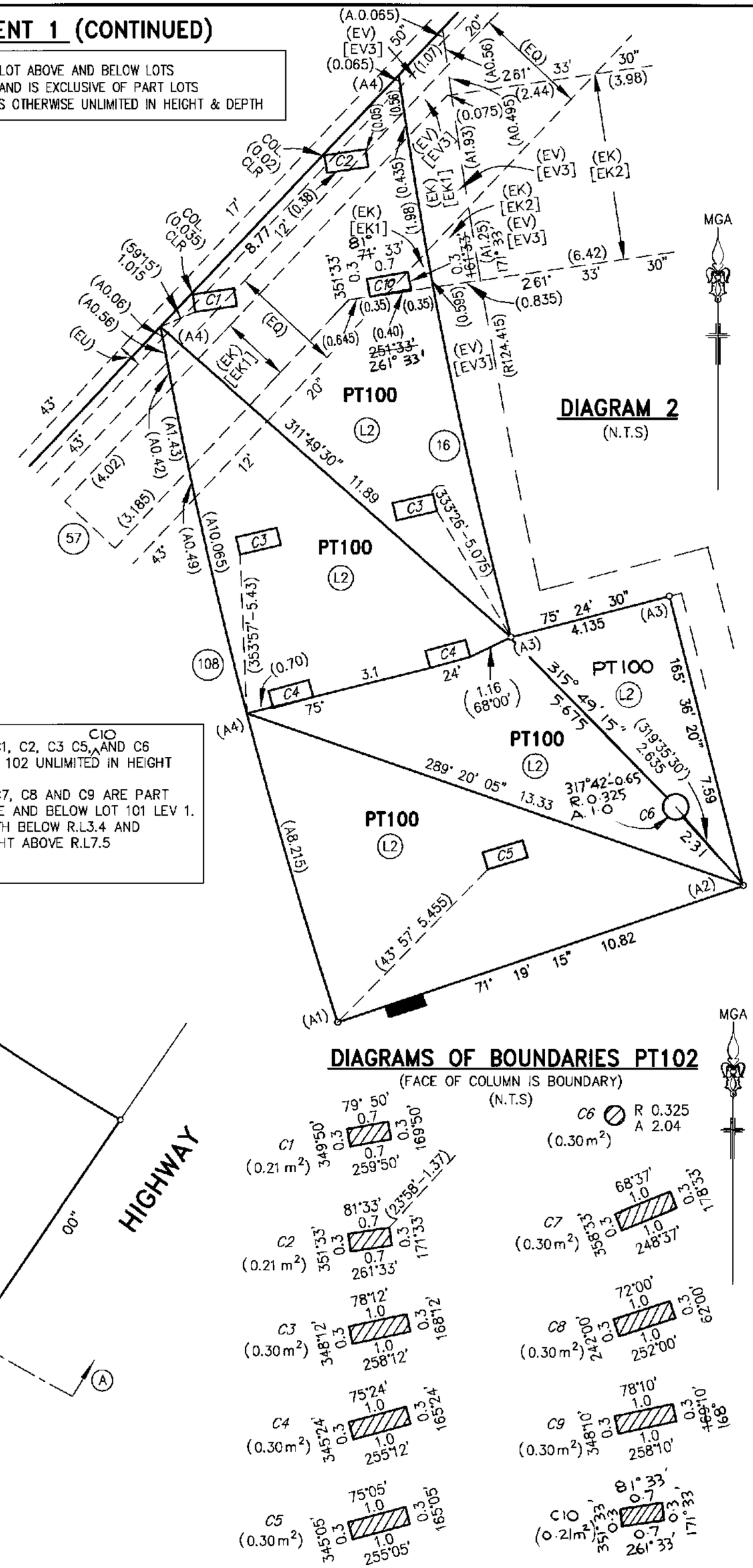
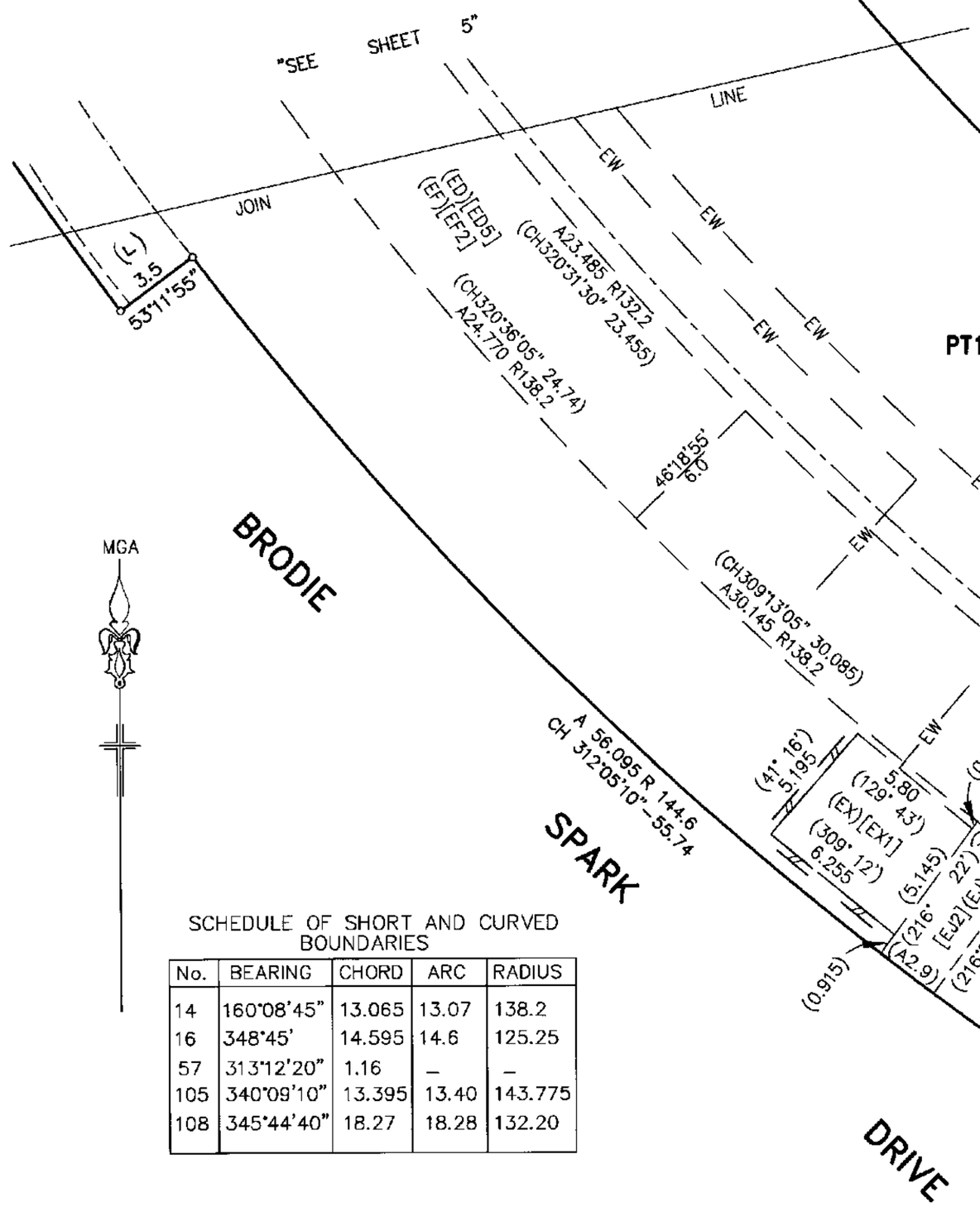


DIAGRAM 2
(N.T.S)

CIO
AREAS DENOTED C1, C2, C3 C5, AND C6 ARE PART OF LOT 102 UNLIMITED IN HEIGHT AND DEPTH.
AREAS DENOTED C7, C8 AND C9 ARE PART OF LOT 102 ABOVE AND BELOW LOT 101 LEV 1. UNLIMITED IN DEPTH BELOW R.L3.4 AND UNLIMITED IN HEIGHT ABOVE R.L7.5



SCHEDULE OF SHORT AND CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
14	160°08'45"	13.065	13.07	138.2
16	348°45'	14.595	14.6	125.25
57	313°12'20"	1.16	–	–
105	340°09'10"	13.395	13.40	143.775
108	345°44'40"	18.27	18.28	132.20

DIAGRAMS OF BOUNDARIES PT102
(FACE OF COLUMN IS BOUNDARY)
(N.T.S)

Registered: 25.11.2005

This is sheet 6 of my plan in 9 sheets dated 03/06/05

Joseph Monerde

surveyor registered under surveying act 2002

This is sheet 6 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2

Reduction Ratio 1: 200

SURVEYORS REFERENCE: 27000/28575

Plan Drawing only to appear in this space

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:6 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1084509

Registered: 25.11.2005

This is sheet 7 of my plan in 9 sheets dated 03/06/05

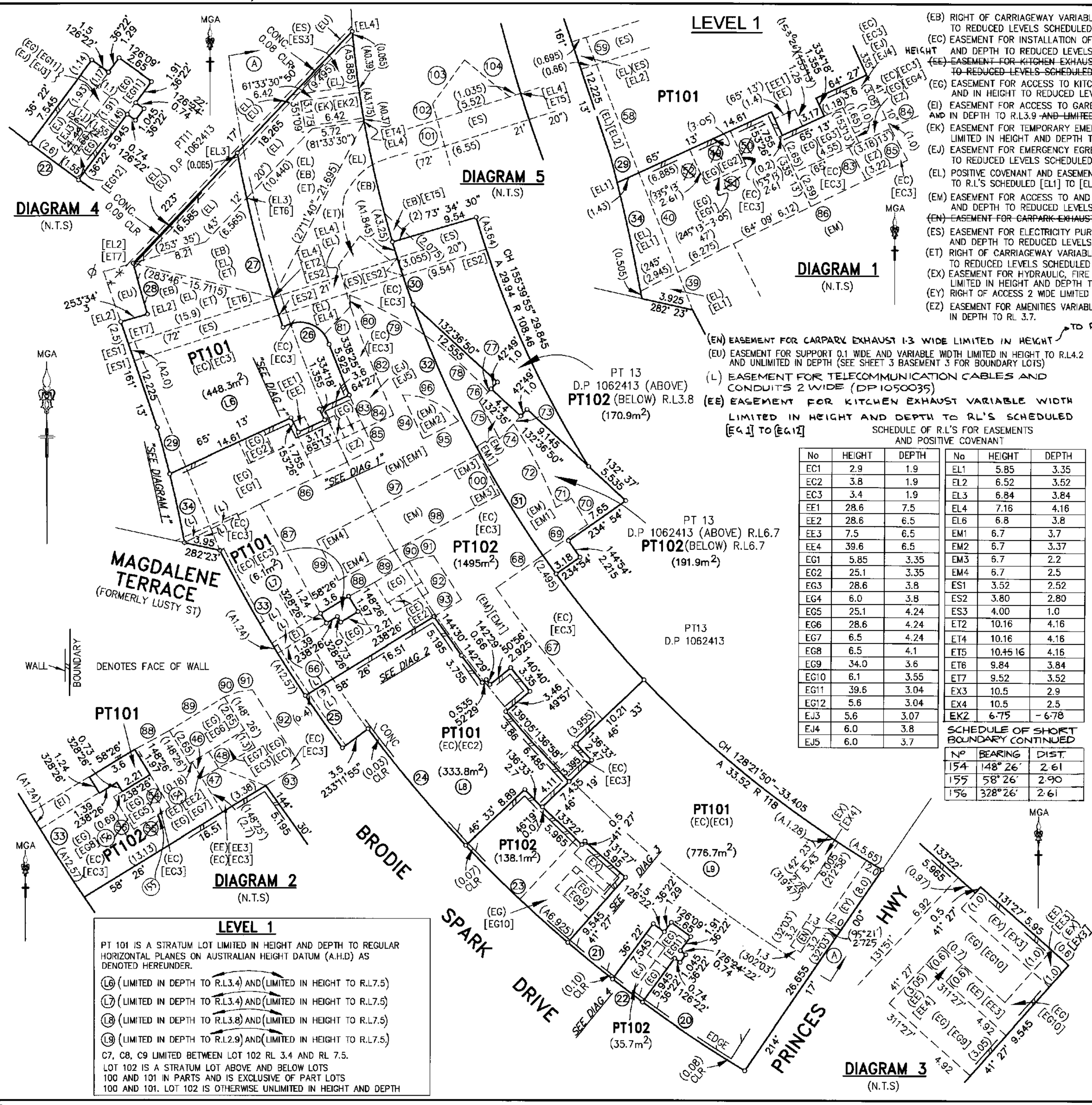
Joseph Monreale

surveyor registered under Surveying Act 2002

This is sheet 7 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2



(EB) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [ET1] TO [ET7] INCLUSIVE

(EC) EASEMENT FOR INSTALLATION OF SERVICES ~~LIMITED IN HEIGHT~~ VAR. WIDTH LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [EC1] TO [EC3] INCLUSIVE

~~(EE) EASEMENT FOR KITCHEN EXHAUST LIMITED IN DEPTH AND IN HEIGHT TO REDUCED LEVELS SCHEDULED [EE1] TO [EE4]~~ AND VARIABLE WIDTH HEIGHT & DEPTH

(EG) EASEMENT FOR ACCESS TO KITCHEN EXHAUST AND PLANT, LIMITED IN ~~DEPTH~~ AND IN HEIGHT TO REDUCED LEVELS SCHEDULED EG1 TO EG12 INCL.

(EI) EASEMENT FOR ACCESS TO GARBAGE ROOM 1.24 WIDE LIMITED IN HEIGHT TO RL 6.5 AND IN DEPTH TO R.L3.9 ~~AND LIMITED IN HEIGHT TO R.L6.5~~

(EK) EASEMENT FOR TEMPORARY EMERGENCY EGRESS 1.16, 3.175 WIDE AND VARIABLE LIMITED IN HEIGHT AND DEPTH TO R.L'S SCHEDULED ~~[EK1]~~ TO [EK2] ~~INCLUSIVE~~

(EJ) EASEMENT FOR EMERGENCY EGRESS VAR. WIDTH LIMITED IN HEIGHT & DEPTH TO REDUCED LEVELS SCHEDULED [EJ3] TO [EJ5] INCLUSIVE

(EL) POSITIVE COVENANT AND EASEMENT FOR ACCESS LIMITED IN HEIGHT AND DEPTH TO TO R.L'S SCHEDULED [EL1] TO [EL6]

(EM) EASEMENT FOR ACCESS TO AND USE OF SWIMMING POOL & GYM, VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [EM1] TO [EM4] INCLUSIVE

~~(EN) EASEMENT FOR CARPARK EXHAUST LIMITED IN HEIGHT TO R.L7.5 AND AND DEPTH R.L2.9~~

(ES) EASEMENT FOR ELECTRICITY PURPOSES 2 WIDE AND VARIABLE LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [ES1] TO [ES3] INCLUSIVE

(ET) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED ~~[ET1] TO [ET7] INCLUSIVE~~ ET2, ET4-ET7 INCL.

(EX) EASEMENT FOR HYDRAULIC, FIRE AND COMMUNICATION SERVICES PLANT VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO REDUCED LEVELS SCHEDULED [EX3] TO [EX4]

(EY) RIGHT OF ACCESS 2 WIDE LIMITED IN HEIGHT TO RL 7.5 AND LIMITED IN DEPTH TO RL 2.9

(EZ) EASEMENT FOR AMENITIES VARIABLE WIDTH LIMITED IN HEIGHT TO RL 6.7 AND LIMITED IN DEPTH TO RL 3.7.

(EN) EASEMENT FOR CARPARK EXHAUST 1.3 WIDE LIMITED IN HEIGHT TO RL 7.50 AND DEPTH TO RL 2.9.

(EU) EASEMENT FOR SUPPORT 0.1 WIDE AND VARIABLE WIDTH LIMITED IN HEIGHT TO R.L4.2 AND UNLIMITED IN DEPTH (SEE SHEET 3 BASEMENT 3 FOR BOUNDARY LOTS)

(L) EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 2 WIDE (DP1050035)

(EE) EASEMENT FOR KITCHEN EXHAUST VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO RL'S SCHEDULED [EG1] TO [EG12]

SCHEDULE OF R.L'S FOR EASEMENTS AND POSITIVE COVENANT

No	HEIGHT	DEPTH
EC1	2.9	1.9
EC2	3.8	1.9
EC3	3.4	1.9
EE1	28.6	7.5
EE2	28.6	6.5
EE3	7.5	6.5
EE4	39.6	6.5
EG1	5.85	3.35
EG2	25.1	3.35
EG3	28.6	3.8
EG4	6.0	3.8
EG5	25.1	4.24
EG6	28.6	4.24
EG7	6.5	4.24
EG8	6.5	4.1
EG9	34.0	3.6
EG10	6.1	3.55
EG11	39.6	3.04
EG12	5.6	3.04
EJ3	5.6	3.07
EJ4	6.0	3.8
EJ5	6.0	3.7

No	HEIGHT	DEPTH
EL1	5.85	3.35
EL2	6.52	3.52
EL3	6.84	3.84
EL4	7.16	4.16
EL6	6.8	3.8
EM1	6.7	3.7
EM2	6.7	3.37
EM3	6.7	2.2
EM4	6.7	2.5
ES1	3.52	2.52
ES2	3.80	2.80
ES3	4.00	1.0
ET2	10.16	4.16
ET4	10.16	4.16
ET5	10.45 16	4.16
ET6	9.84	3.84
ET7	9.52	3.52
EX3	10.5	2.9
EX4	10.5	2.5
EK2	6.75	- 6.78

SCHEDULE OF SHORT BOUNDARY CONTINUED

No	BEARING	DIST.
154	148° 26'	2.61
155	58° 26'	2.90
156	328° 26'	2.61

SCHEDULE OF SHORT & CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
20	303°39'	13.5	13.505	144.6
21	309°13'	6.34	6.345	144.6
22	307°09'	4.15	4.15	144.6
23	313°32'	15.405	15.415	144.6
24	319°54'	16.675	16.68	144.6
25	324°37'	7.025	7.025	148.10
26	290°26'	5.355	6.25	3.3
27	345°26'	19.71	19.725	132.2
28	164°42'20"	5.76	5.76	145.88
29	165°00'	5.24	5.245	132.68
30	341°50'	7.18	7.185	118
31	331°57'25"	33.375	33.49	118
32	155°44'20"	77.76	79.24	118
33	329°28'	18.44	18.45	148.1
34	347°47'	7.705	7.705	132.68
39	333°26'20"	2.845	2.845	148.1
40	335°31'20"	7.06	7.06	148.1
46	328°26'	1.25	—	—
47	240°34'	1.34	—	—
48	148°26'	1.30	—	—
66	(58°26')	(6.245)	—	—
58	339°21'50"	12.795	12.80	148.1
59	342°40'	2.0	2.0	148.1
67	140°46'05"	18.50	18.505	124.25
68	235°02'15"	6.255	—	—
69	235°02'15"	5.95	—	—
70	148°17'30"	3.365	—	—
71	58°17'30"	1.965	—	—
72	152°44'50"	10.24	10.27	39.075
73	42°48'45"	1.19	—	—
74	42°48'45	2.215	—	—
75	331°41'15"	4.65	—	—
76	42°48'45"	1.42	—	—
77	42°48'45"	0.465	—	—
78	131°48'20"	9.355	9.38	38.725
79	117°40'	9.715	9.735	38.725
80	341°27'	1.495	1.495	126.225
81	222°39'	4.165	—	—
82	338°07'40"	12.78	12.785	126.225
83	154°38'	2..52	—	—
84	65°20'30"	3.53	—	—
85	153°42'	2.46	—	—
86	64°08'50"	12.57	—	—
87	331°18'55"	13.71	—	—
88	241°24'25"	3.245	—	—
89	58°26'30"	4.40	—	—
90	249°28'35"	1.00	—	—
91	261°42'10"	1.77	—	—
92	327°32'40"	5.695	—	—
93	58°12'25"	3.535	—	—
94	154°50'55"	5.325	—	—
95	63°17'30"	4.325	—	—
96	115°08'10"	6.77	6.985	7.645
97	61°49'40"	19.995	—	—
98	241°49'40"	19.995	—	—
99	331°49'40"	5.00	—	—
100	151°49'40"	5.00	—	—
101	169°10'	2.0	—	—
102	342°56'	1.195	—	—
103	42°35'	4.185	—	—
104	132°35'	3.77	—	—
128	334°09'	0.7	—	—
129	64°09'	1.15	—	—

LEVEL 1

PT 101 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH TO REGULAR HORIZONTAL PLANES ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HEREUNDER.

(L6) (LIMITED IN DEPTH TO R.L3.4) AND (LIMITED IN HEIGHT TO R.L7.5)

(L7) (LIMITED IN DEPTH TO R.L3.4) AND (LIMITED IN HEIGHT TO R.L7.5)

(L8) (LIMITED IN DEPTH TO R.L3.8) AND (LIMITED IN HEIGHT TO R.L7.5)

(L9) (LIMITED IN DEPTH TO R.L2.9) AND (LIMITED IN HEIGHT TO R.L7.5)

C7, C8, C9 LIMITED BETWEEN LOT 102 RL 3.4 AND RL 7.5.

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH

Ø PLAN AMENDED IN LPI 07/12/2006 AS TO DIMENSION OF EASEMENT AND SHAPE OF EASEMENT (EU). SEE 2006/1995

Reduction Ratio 1: 300

Plan Drawing only to appear in this space

SURVEYORS REFERENCE: 27000/28575

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:7 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

DP1084509

LEVEL 2 AND ABOVE

LOT 102 IS A STRATUM LOT ABOVE AND BELOW LOTS 100 AND 101 IN PARTS AND IS EXCLUSIVE OF PART LOTS 100 AND 101. LOT 102 IS OTHERWISE UNLIMITED IN HEIGHT AND DEPTH

VARIABLE WIDTH

(EE) EASEMENT FOR KITCHEN EXHAUST LIMITED IN ~~DEPTH~~ ~~AND IN HEIGHT~~ HEIGHT & DEPTH TO REDUCED LEVEL SCHEDULED [EE1] ~~TO [EE3]~~ EE2 & EE4

~~(EG) EASEMENT FOR ACCESS TO KITCHEN EXHAUST LIMITED IN DEPTH HEIGHT & DEPTH IN HEIGHT TO REDUCED LEVELS SCHEDULED [EG1] TO [EG16]~~

(L) EASEMENT FOR TELECOMMUNICATION CABLES AND CONDUITS 3 WIDE (DP1050035)

(EB) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT & DEPTH

(ET) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH

(EG) EASEMENT FOR ACCESS TO KITCHEN EXHAUST VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH TO RL'S SCHEDULED

SCHEDULE OF R.L'S FOR EASEMENTS

No	HEIGHT	DEPTH
EE1	28.6	7.5
EE2	28.6	6.5
EE4	39.6	6.5
EG2	25.1	3.35
EG3	28.6	3.8
EG5	28.6	25.6
EG6	28.6	4.24
EG9	28.6	25.6
EG11	28.6	25.6
EG13	25.1	22.6
EG14	28.6	25.6
EG15	~~31.6~~ 34.0	~~34.0~~ 31.6
EG16	39.6	37.6

SCHEDULE OF SHORT LINES

No.	BEARING	CHORD
43	333~~°25'~~26'	1.25
44	65°13'	1.4
45	~~153°25'~~	~~1.25~~
46	328°26'	1.25
47	240°34'	1.34
48	148°26'	1.30
49	41°27'	0.6
50	~~131°~~27'	0.6
51	41°27'	~~0.6~~ 0.7
52	36°22'	1.625
53	126°22'	2.65
54	306°09'	2.65
55	41°27'	1.315
56	41°27'	1.6
45	~~155°13'~~ 153°26'	1.25

Registered: 25.11.2005

This is sheet 8 of my plan in 9 sheets dated 03/06/05

Joseph Monarch

surveyor registered under Surveying Act 2002

This is sheet 8 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2

PT11 D.P 1062413

PT11 DP1062413 (ABOVE RL10) PT102 (BELOW RL10) 34.7m²

PT13 D.P 1062413

PT102 (3200m²)

11 LEVEL CONCRETE BUILDING UNDER CONSTRUCTION

MAGDALENE TERRACE (FORMERLY LUSTY ST)

BRODIE SPARK DRIVE

PRINCES HIGHWAY

"SEE SHEET 7 FOR DETAILS"

SEE DIAGRAM 1

SEE DIAGRAM 2

SEE DIAGRAM 3

DIAGRAM 1 (N.T.S)

DIAGRAM 2 (N.T.S)

DIAGRAM 3 (N.T.S)

MGA

Reduction Ratio 1: 300

SURVEYORS REFERENCE: 27000/28575

PLAN AMENDED IN LPI AT SURVEYORS REQUEST 18-11-2005

Plan Drawing only to appear in this space

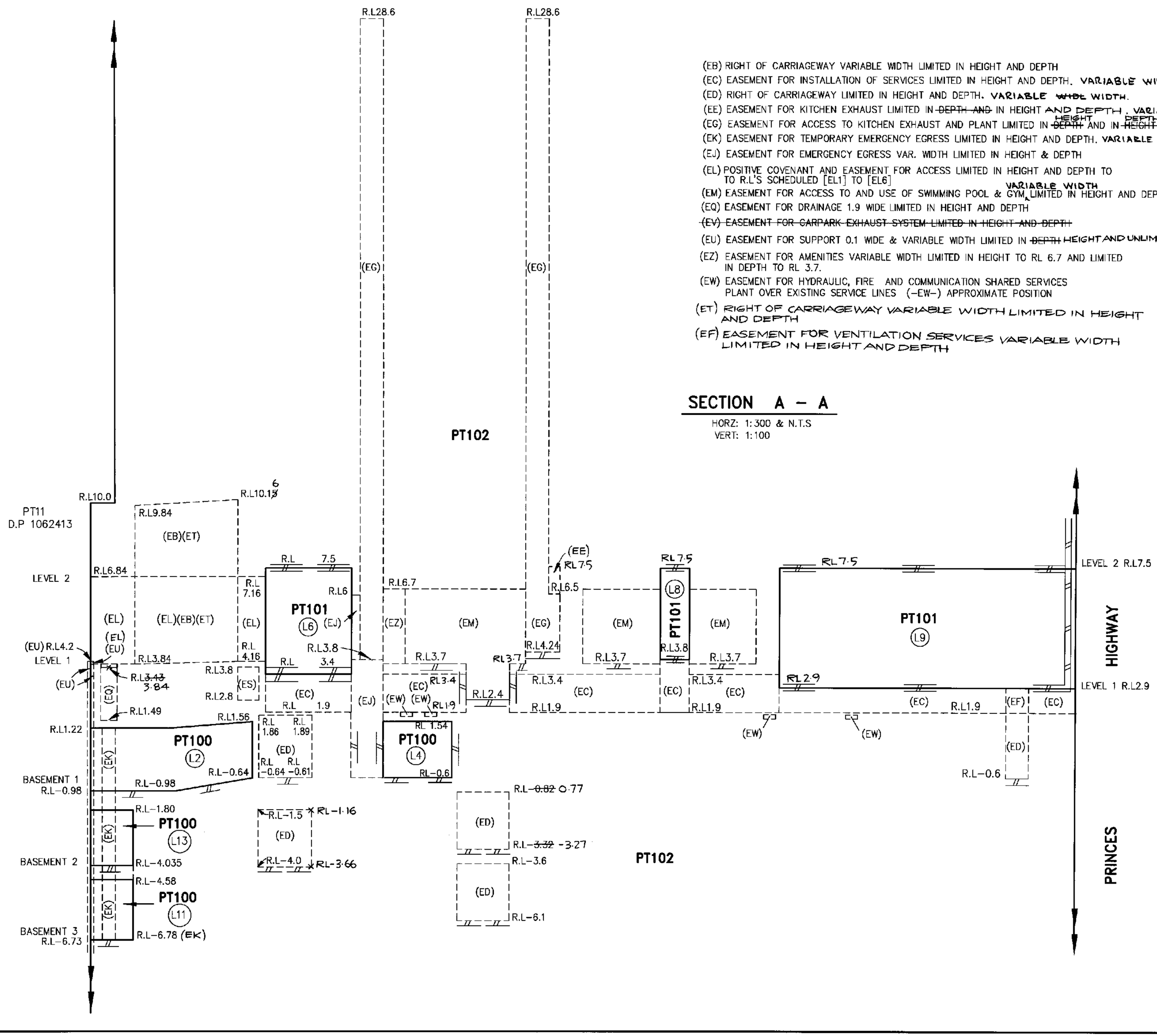
Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:8 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R287635 /Doc:DP 1084509 P /Rev:12-Dec-2006 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(EB) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH
(EC) EASEMENT FOR INSTALLATION OF SERVICES LIMITED IN HEIGHT AND DEPTH. VARIABLE WIDTH.
(ED) RIGHT OF CARRIAGEWAY LIMITED IN HEIGHT AND DEPTH. VARIABLE ~~WIDE~~ WIDTH.
(EE) EASEMENT FOR KITCHEN EXHAUST LIMITED IN ~~DEPTH AND~~ IN HEIGHT AND DEPTH. VARIABLE WIDTH.
(EG) EASEMENT FOR ACCESS TO KITCHEN EXHAUST AND PLANT LIMITED IN ~~DEPTH~~ HEIGHT AND IN ~~HEIGHT~~ DEPTH. VARIABLE WIDTH
(EK) EASEMENT FOR TEMPORARY EMERGENCY EGRESS LIMITED IN HEIGHT AND DEPTH. VARIABLE WIDTH
(EJ) EASEMENT FOR EMERGENCY EGRESS VAR. WIDTH LIMITED IN HEIGHT & DEPTH
(EL) POSITIVE COVENANT AND EASEMENT FOR ACCESS LIMITED IN HEIGHT AND DEPTH TO TO R.L'S SCHEDULED [EL1] TO [EL6]
(EM) EASEMENT FOR ACCESS TO AND USE OF SWIMMING POOL & GYM VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH
(EQ) EASEMENT FOR DRAINAGE 1.9 WIDE LIMITED IN HEIGHT AND DEPTH
~~(EV) EASEMENT FOR CARPARK EXHAUST SYSTEM LIMITED IN HEIGHT AND DEPTH~~
(EU) EASEMENT FOR SUPPORT 0.1 WIDE & VARIABLE WIDTH LIMITED IN ~~DEPTH~~ HEIGHT AND UNLIMITED IN DEPTH
(EZ) EASEMENT FOR AMENITIES VARIABLE WIDTH LIMITED IN HEIGHT TO RL 6.7 AND LIMITED IN DEPTH TO RL 3.7.
(EW) EASEMENT FOR HYDRAULIC, FIRE AND COMMUNICATION SHARED SERVICES PLANT OVER EXISTING SERVICE LINES (-EW-) APPROXIMATE POSITION
(ET) RIGHT OF CARRIAGEWAY VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH
(EF) EASEMENT FOR VENTILATION SERVICES VARIABLE WIDTH LIMITED IN HEIGHT AND DEPTH

SECTION A – A

HORZ: 1:300 & N.T.S
VERT: 1:100



Plan Drawing only to appear in this space

DP1084509

Registered: 25.11.2005

This is sheet 9 of my plan in 9 sheets dated 03/06/05

Joseph Monerde

surveyor registered under Surveying Act 2002

This is sheet 9 of the plan of 9 sheets covered by my certificate No of

General Manager/Authorised Person

For use where space is insufficient in any panel on plan Form 2

Reduction Ratio 1: 300

SURVEYORS REFERENCE: 27000/28575

PLAN FORM 2

Plan Drawing only to appear in this space

ONLY

SIGNATURES, AND SEALS ONLY

ARNCLIFFE DEVELOPMENTS PTY. LTD. COMMON SEAL

Dated this 22nd day of November 2000

Signed for and on behalf of Australia and New Zealand Banking Group Limited (ACN 005 357 522) by GUY LAWSON CAPPER who is personally known to me

Signed in the presence of .....
(Signature)
Hector Ekes
(Print Name)
Bankofficer
(Title)

(A) RESTRICTION ON THE USE OF LAND
(B) EASEMENT FOR SUPPORT
(C) EASEMENT FOR SERVICES
(D) EASEMENT FOR SUPPORT OF SERVICES
(E) EASEMENT FOR NOISE AND VIBRATIONS
(F) EASEMENT FOR ELECTROLYSIS
(G) EASEMENT FOR EMISSION OF SMOKE
(H) EASEMENT FOR EMISSION OF SMOKE
(J) RESTRICTION ON THE USE OF LAND

SURVEYORS (PRACTICE) REGULATION 1996: CLAUSE 32(2)					
MARK	I.S.G. CO-ORDINATES EASTING	I.S.G. CO-ORDINATES NORTHING	R.L. AHD	ZONE	ACC H,V
SSM 16670	314 427.915	6 244 303.655	5.036	56/1	2.2
SSM 105395	314 154.343	6 244 098.554	3.534	56/1	2.2
SSM 105196	313 936.021	6 243 942.373	1.301	56/1	2.2
SOURCE : DEPT. OF LAND AND WATER CONSERVATION AS AT 12 OCTOBER 1999					
COMBINED SEA LEVEL & SCALE FACTOR 0.99994					

(C) IS LIMITED IN DEPTH TO A

HORIZONTAL PLANE RL 4.4 WITH CORNERS
a1 a2 a3 b1 b2 b3 b4 b5 b6 b7 a4 a5 f6 f5 f4 f3 f2 f1 e6 e5 e4 e3 e2 e1 a6 a1 AND A

HORIZONTAL PLANE RL 3.5 WITH CORNERS
e1 e6 f1 f6 e1

LOT 1 IS A STRATUM LOT UNLIMITED IN HEIGHT AND LIMITED IN DEPTH TO (AA) AND

LOT 2 IS A STRATUM LOT UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO (AA) WHERE (AA) IS A

HORIZONTAL PLANE RL 5.1 WITH CORNERS b1 b2 b3 b4 b5 b1 AND A

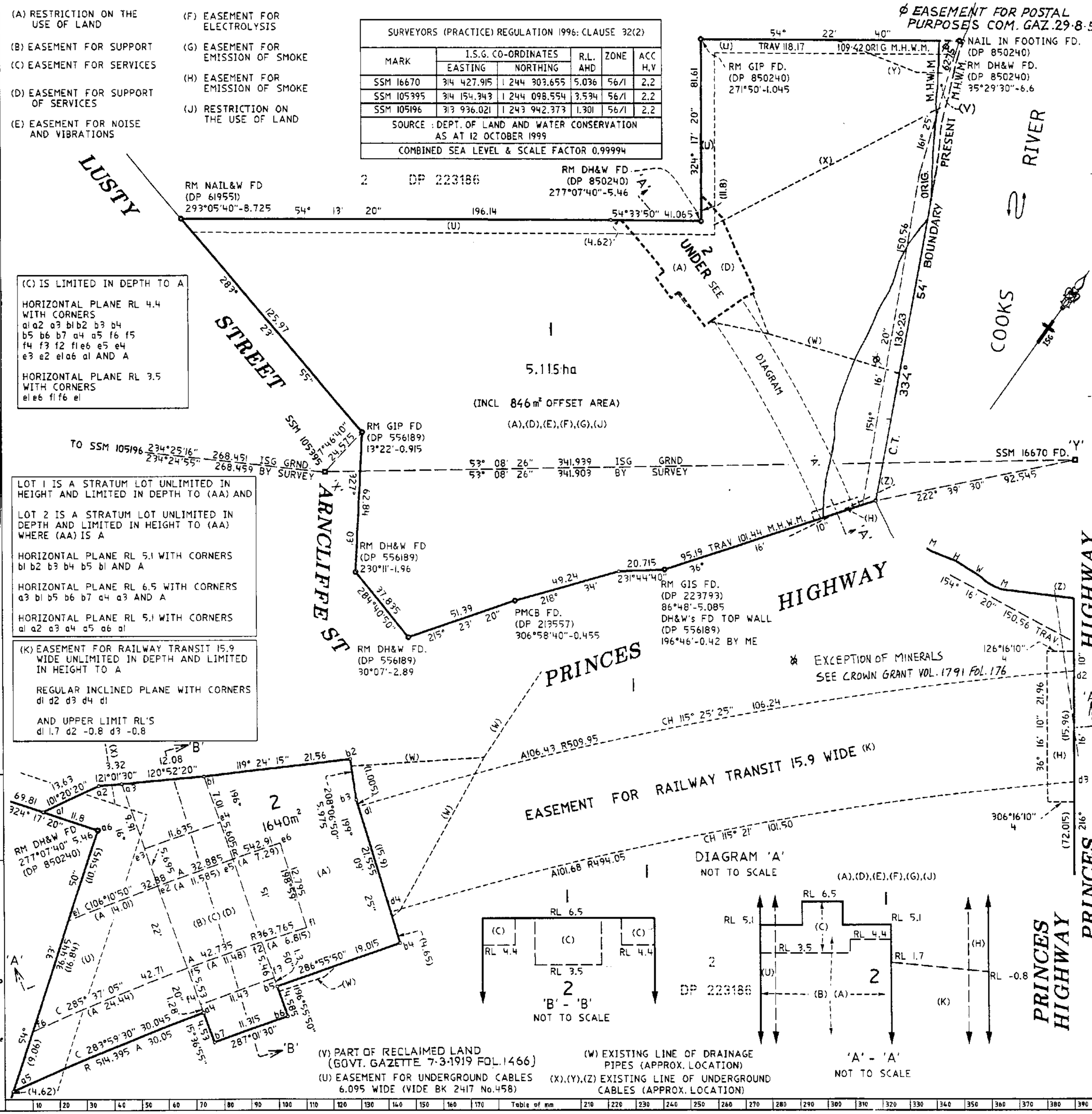
HORIZONTAL PLANE RL 6.5 WITH CORNERS a3 b1 b5 b6 b7 a4 a3 AND A

HORIZONTAL PLANE RL 5.1 WITH CORNERS a1 a2 a3 a4 a5 a6 a1

(K) EASEMENT FOR RAILWAY TRANSIT 15.9 WIDE UNLIMITED IN DEPTH AND LIMITED IN HEIGHT TO A

REGULAR INCLINED PLANE WITH CORNERS d1 d2 d3 d4 d1

AND UPPER LIMIT RL'S d1 1.7 d2 -0.8 d3 -0.8



(V) PART OF RECLAIMED LAND (GOVT. GAZETTE 7-3-1919 FOL. 1466)

(U) EASEMENT FOR UNDERGROUND CABLES 6.095 WIDE (VIDE BK 2417 No. 458)

(W) EXISTING LINE OF DRAINAGE PIPES (APPROX. LOCATION)

(X),(Y),(Z) EXISTING LINE OF UNDERGROUND CABLES (APPROX. LOCATION)

Crown Lands Office Approval

PLAN APPROVED .....
Authorised Officer
Land District .....
Paper No. .....
Field Book ..... pages .....

Subdivision Certificate

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to the proposed SUBDIVISION set out herein
x (insert 'subdivision' or 'new road')

.....
x Authorised Person/General Manager/Accredited Certifier

Consent Authority : ROCKDALE CITY COUNCIL
Date of endorsement : 21 NOVEMBER 2000
Accreditation no : .....
Subdivision Certificate no : 350/01
File no : 11/01

Note:
When the plan is to be lodged electronically in the Land Titles Office it should include a signature in an electronic or digital format approved by the Registrar-General

x Delete if inapplicable.

DP1019205

Registered: 14.12.2000

CA: SEE CERTIFICATE

Title System: TORRENS

Purpose: SUBDIVISION

Ref Map: U 0937-22#

Last Plan: DP556189, DP225857

PLAN OF SUBDIVISION OF LOT 1 IN DP 556189 AND LOTS 2 & 3 IN DP 225857

Lengths are in metres. Reduction Ratio 1:1250

LGA: ROCKDALE

Locality: ARNCLIFFE

Parish: ST GEORGE

County: CUMBERLAND

This is sheet 1 of my plan in 1 sheets.
(delete if inapplicable).

Surveyors (Practice) Regulation 1996

I, COLIN W HARD
of HARD & FORESTER PTY LTD 52 FREDERICK STREET ROCKDALE NSW 2216
a surveyor registered under the Surveyor's Act 1929, hereby certify that the survey represented in this plan is accurate, has been made in accordance with the Surveyors (Practice) Regulation 1996 and was completed on 25 August, 2000
The survey relates to LOTS 1 & 2

(Where specify the land actually surveyed, or specify any land shown in the plan that is not the subject of the survey)
Datum Line : 'X' - 'Y'
Zone : Suburban/~~Country~~
(Signature) .....
Surveyor registered under the Surveyor's Act 1929

Plans used in preparation of survey/~~compilation~~

DP 108108	DP 213557	DP 223186
DP 225857	DP 542695	DP 223793
DP 619551	DP 847625	DP 556189
DP 850240	DP 855648	DP 848245

PANEL FOR USE ONLY for statements of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

1. RESTRICTION ON THE USE OF LAND
2. EASEMENT FOR SUPPORT
3. EASEMENT FOR SERVICES (LIMITED IN STRATUM)
4. EASEMENT FOR SUPPORT OF SERVICES
5. EASEMENT FOR NOISE AND VIBRATIONS
6. EASEMENT FOR ELECTROLYSIS
7. EASEMENT FOR EMISSION OF SMOKE (G)
8. EASEMENT FOR EMISSION OF SMOKE (H)
9. RESTRICTION ON THE USE OF LAND
10. EASEMENT FOR RAILWAY TRANSIT 15.9 WIDE (LIMITED IN STRATUM)

SURVEYOR'S REFERENCE: 1094 90A1/94 9000101

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

Req:R287632 /Doc:DP 1019205 P /Rev:21-Dec-2000 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:56 /Seq:1 of 1
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 2

Plan Drawing only to appear in this space

SIGNATURES, AND SEALS ONLY

The Common Seal of RAIL INFRASTRUCTURE CORPORATION was affixed in the presence of:

JOHN COULTAN
CHIEF EXECUTIVE OFFICER

IRINA WHITE
COMPANY SECRETARY

RAIL INFRASTRUCTURE CORPORATION Seal

The Common Seal of STATE RAIL AUTHORITY OF NEW SOUTH WALES was hereunto affixed in the presence of:-

AUTHORISED OFFICER

Margot Christine Mashiah
Corporate Secretary

WITNESS
HELEN VICKERS
NAME
CORPORATE COUNSEL
TITLE

GEOFF JOYCE
GENERAL MANAGER
URBAN RENEWAL

Signed by me, Geoff Joyce, General Manager, Urban Renewal as a delegate of Landcom and I hereby certify that I have had no notice of revokation of this delegation.

THE LOCATION OF M.H.W.M. SHOWN HEREON IS THE SAME AS DP 850240 AND WAS APPROVED BY THE SURVEYOR GENERAL IN FILE H2775 ON 21-7-1995.

Crown Lands Office Approval

PLAN APPROVED.....
Authorised Officer
Land District.....
Paper No.....
Field Book.....pages.....

Subdivision Certificate

I certify that the provisions of s.109j of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to the proposed

.....subdivision.....set out herein

x (insert 'subdivision' or ~~'new road'~~)

.....

x Authorised Person/~~General Manager/Accredited Certifier~~

Consent Authority :.....Rockdale City Council.....

Date of endorsement :.....13 December 2002.....

Accreditation no :.....N/A.....

Subdivision Certificate no :.....026.....

File no :.....03.013.....

Note:
When the plan is to be lodged electronically in the Land Titles Office, it should include a signature in an electronic or digital format approved by the Registrar-General.

x Delete if inapplicable.

(A) RESTRICTION ON THE USE OF LAND (DP 1019205)
(B) EASEMENT FOR SUPPORT (DP 1019205)
(C) EASEMENT FOR SERVICES (DP 1019205)
(D) EASEMENT FOR SUPPORT (DP 1019205)
(E) EASEMENT FOR NOISE AND VIBRATIONS (DP 1019205)
(F) EASEMENT FOR ELECTROLYSIS (DP 1019205)
(G) EASEMENT FOR EMISSION OF SMOKE (DP 1019205)
(J) RESTRICTION ON THE USE OF LAND (DP 1019205)
(U) EASEMENT FOR UNDERGROUND CABLES 6.095 WIDE (VIDE BK 2417 No.458)
(V) PART OF RECLAIMED LAND (GOV'T GAZ. 7.3.1919 FOL.1466)

(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DD) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DF) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(DG) EASEMENT FOR STATION SERVICES
(DH) EASEMENT FOR VENTILATION
(DI) EASEMENT FOR ECC ROOM
(DJ) EASEMENT FOR ECC PIPES
(DK) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DL) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(DM) RESTRICTION ON USE OF LAND
(DN) EASEMENT FOR SUPPORT 0.3 WIDE

SURVEYORS (PRACTICE) REGULATION 2001: CLAUSE 32(2)							
MARK	MGA CO-ORDINATES EASTING	MGA CO-ORDINATES NORTHING	ZONE	CLASS	ORDER	RL	CLASS
SSM 105395	329 399.028	6 244 039.995	56	B	U	3.534	LB
SSM 16670	329 668.597	6 244 250.342	56	B	2	5.036	LB
SSM 105196	329 183.784	6 243 879.585	56	B	U	1.301	LB
COMBINED SEA LEVEL & SCALE FACTOR 0.9999588							
SOURCE: DEPARTMENT OF LAND AND PROPERTY INFORMATION AS AT 8 NOVEMBER 2000							

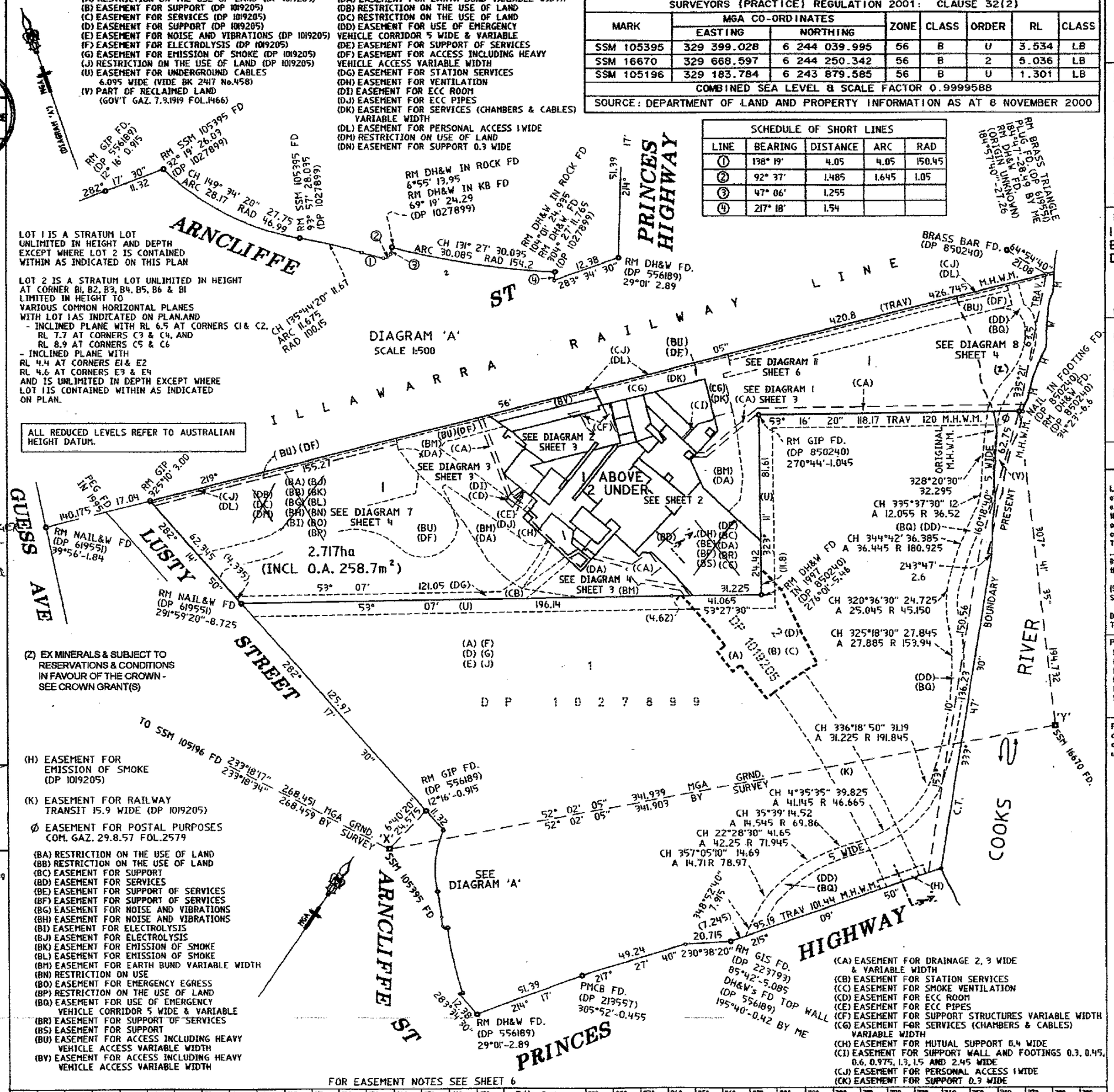
SCHEDULE OF SHORT LINES				
LINE	BEARING	DISTANCE	ARC	RAD
①	138° 19'	4.05	4.05	150.45
②	92° 37'	1.485	1.645	1.05
③	47° 06'	1.255		
④	217° 18'	1.54		

LOT 1 IS A STRATUM LOT UNLIMITED IN HEIGHT AND DEPTH EXCEPT WHERE LOT 2 IS CONTAINED WITHIN AS INDICATED ON THIS PLAN

LOT 2 IS A STRATUM LOT UNLIMITED IN HEIGHT AT CORNER B1, B2, B3, B4, B5, B6 & B1 LIMITED IN HEIGHT TO VARIOUS COMMON HORIZONTAL PLANES WITH LOT 1 AS INDICATED ON PLAN AND
- INCLINED PLANE WITH RL 6.5 AT CORNERS C1 & C2, RL 7.7 AT CORNERS C3 & C4, AND RL 8.9 AT CORNERS C5 & C6
- INCLINED PLANE WITH RL 4.4 AT CORNERS E1 & E2, RL 4.6 AT CORNERS E3 & E4
AND IS UNLIMITED IN DEPTH EXCEPT WHERE LOT 1 IS CONTAINED WITHIN AS INDICATED ON PLAN.

ALL REDUCED LEVELS REFER TO AUSTRALIAN HEIGHT DATUM.

DIAGRAM 'A'
SCALE 1:500



FOR EASEMENT NOTES SEE SHEET 6

SURVEYOR'S REFERENCE: 94900019 REV.15 PE 1043061

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1043061

Registered: 10-1-2003

Title System: TORRENS

Purpose: SUBDIVISION

Ref. Map: U0937-22*

Last Plan: DP223186, DP1027899

PLAN OF SUBDIVISION OF LOTS 1 & 2 IN DP 223186 & EASEMENT OVER LOT 1 IN DP 1027899

Lengths are in metres. Reduction Ratio 1:1250

L.G.A.: ROCKDALE

Locality: ARNCLIFFE

Parish: ST GEORGE

County: CUMBERLAND

This is sheet 1 of my plan in 7 sheets
[Delete if inapplicable].

Surveyors (Practice) Regulation 2001

I, PIERRE HARTZENBERG
of HARD & FORESTER PTY LTD 62 FREDERICK ST ROCKDALE NSW 2216
a surveyor registered under the Surveyors Act 1929, hereby certify that the survey represented in this plan is accurate, has been made in accordance with the Surveyors (Practice) Regulation 2001 and was completed on 25 April 2002
The survey relates to LOTS 1,2 EASEMENTS & CONNECTIONS
(here specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

(Signature) P Hartzenberg Dated 25/4/02
Surveyor registered under the Surveyors Act 1929

Datum Line: X - Y
Type: Urban/Rural

Plans used in preparation of survey/~~compilation~~

DP 1019205	DP 542695
DP 108108	DP 223186
DP 225857	DP 556189
DP 619551	DP 1027899
DP 850240	
DP 1027899	

PANEL FOR USE ONLY for statements of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants

SEE SHEET 2 FOR EASEMENT DETAILS

PLANAMENDED 16/02/04 SEE DP1062413 VIDE 2004/304

© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342 Req:R287625 /Doc:DP 1043061 P /Rev:19-Feb-2004 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:1 of 7

PLAN FORM 3 | To be used in conjunction with Plan Form 2 | WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1043061

Registered: 10-1-2003

This is sheet 2 of my plan of 7 sheets dated 25/4/02

P Hastings

Surveyor registered under Surveyors Act 1929

This is sheet 2 of the plan of 7 sheets covered by subdivision certificate No. 026 of 13/12/02

Authorised Person/General Manager/Accredited Certifier

For use where space is insufficient in any panel on Plan Form 2.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

1. RESTRICTION ON THE USE OF LAND (BA)
2. RESTRICTION ON THE USE OF LAND (BB)
3. EASEMENT FOR SUPPORT (BC)
4. EASEMENT FOR SERVICES (BD)
5. EASEMENT FOR SUPPORT OF SERVICES (BE)
6. EASEMENT FOR SUPPORT OF SERVICES (BF)
7. EASEMENT FOR NOISE AND VIBRATIONS (BG)
8. EASEMENT FOR NOISE AND VIBRATIONS (BH)
9. EASEMENT FOR ELECTROLYSIS (BI)
10. EASEMENT FOR ELECTROLYSIS (BJ)
11. EASEMENT FOR EMISSION OF SMOKE (BK)
12. EASEMENT FOR EMISSION OF SMOKE (BL)
13. EASEMENT FOR EARTH BUND VARIABLE WIDTH (BM)
14. EASEMENT FOR EARTH BUND (DA)
15. RESTRICTION ON THE USE OF LAND (BN)
16. RESTRICTION ON THE USE OF LAND (DB)
17. EASEMENT FOR EMERGENCY EGRESS (BO)
18. RESTRICTION ON THE USE OF LAND (BP)
19. RESTRICTION ON THE USE OF LAND (DC)
20. EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE (BQ)
21. EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE AND VARIABLE (DD)
22. EASEMENT FOR SUPPORT OF SERVICES (BR)
23. EASEMENT FOR SUPPORT OF SERVICES (DE)
24. EASEMENT FOR SUPPORT (BS)
25. EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH (BU)
26. EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH (DF)
27. EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH (BV)
28. EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH (CA)
29. EASEMENT FOR STATION SERVICES (CB)
30. EASEMENT FOR STATION SERVICES (DG)
31. EASEMENT FOR VENTILATION (CC)
32. EASEMENT FOR VENTILATION (DH)
33. EASEMENT FOR ECC ROOM (CD)
34. EASEMENT FOR ECC ROOM (DI)
35. EASEMENT FOR ECC PIPES (CE)
36. EASEMENT FOR ECC PIPES (DJ)
37. EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH (CF)
38. EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH (CG)
39. EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH (DK)
40. EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE (CH)
41. EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE (CI)
42. EASEMENT FOR PERSONAL ACCESS 1 WIDE (CJ)
43. EASEMENT FOR PERSONAL ACCESS 1 WIDE (DL)
44. RESTRICTION ON USE OF LAND (DM)
45. EASEMENT FOR SUPPORT 0.3 WIDE (CK)
46. EASEMENT FOR SUPPORT 0.3 WIDE (DN)

* DENOTES FACE OF WALL

RL 6.1 INDICATES THE REDUCED LEVEL FOR THE COMMON HORIZONTAL PLANE BETWEEN LOTS 1 & 2 UNLESS OTHERWISE SHOWN.

ILLAWARRA RAILWAY LINE

SEE DIAGRAM 2 SHEET 3

SEE DIAGRAM 13 SHEET 3

SEE DIAGRAM 3 SHEET 3 & 5

SEE DIAGRAM 7 SHEET 4

SEE SHEET 6 SECTION 'B'-'B'

SEE DIAG 10 SHEET 5

SEE DIAGRAM II SHEET 6

SEE DIAGRAM 3 SHEET 3

SEE DIAG 9 SHEET 7

SEE SHEET 7 FOR SECTIONS U-U, T-T, P-P & N-N

SEE SHEET 6 FOR SECTION 'A'-'A'

SEE SHEET 6 FOR SECTION 'C'-'C'

SEE DIAGRAM 4 SHEET 3

UNLIMITED IN HEIGHT & DEPTH

2 7 200m²

1 ABOVE 2 BELOW (XXX)

(YYY)

FOR EASEMENT NOTES SEE SHEET 6

(BA) RESTRICTION ON THE USE OF LAND
(BB) RESTRICTION ON THE USE OF LAND
(BC) EASEMENT FOR SUPPORT
(BD) EASEMENT FOR SERVICES
(BE) EASEMENT FOR SUPPORT OF SERVICES
(BF) EASEMENT FOR SUPPORT OF SERVICES
(BG) EASEMENT FOR NOISE AND VIBRATIONS
(BH) EASEMENT FOR NOISE AND VIBRATIONS
(BI) EASEMENT FOR ELECTROLYSIS
(BJ) EASEMENT FOR ELECTROLYSIS
(BK) EASEMENT FOR EMISSION OF SMOKE
(BL) EASEMENT FOR EMISSION OF SMOKE
(BM) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(BN) RESTRICTION ON USE
(BO) EASEMENT FOR EMERGENCY EGRESS
(BP) RESTRICTION ON THE USE OF LAND
(BQ) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(BR) EASEMENT FOR SUPPORT OF SERVICES
(BS) EASEMENT FOR SUPPORT
(BU) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(BV) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH

(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DD) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DF) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(DG) EASEMENT FOR STATION SERVICES
(DH) EASEMENT FOR VENTILATION
(DI) EASEMENT FOR ECC ROOM
(DJ) EASEMENT FOR ECC PIPES
(DK) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DL) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(DM) RESTRICTION ON USE OF LAND

(CA) EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH
(CB) EASEMENT FOR STATION SERVICES
(CC) EASEMENT FOR VENTILATION
(CD) EASEMENT FOR ECC ROOM
(CE) EASEMENT FOR ECC PIPES
(CF) EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH
(CG) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE
(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE
(CJ) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(CK) EASEMENT FOR SUPPORT 0.3 WIDE

Reduction Ratio 1:1.75

Plan Drawing only to appear in this space

SURVEYOR'S REFERENCE: 94900019 REV. 15

Req:R287625 /Doc:DP 1043061 P /Rev:19-Feb-2004 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:2 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1043061

Registered: 10.1.2003

This is sheet 3 of my plan in 7 sheets
dated 25/4/02

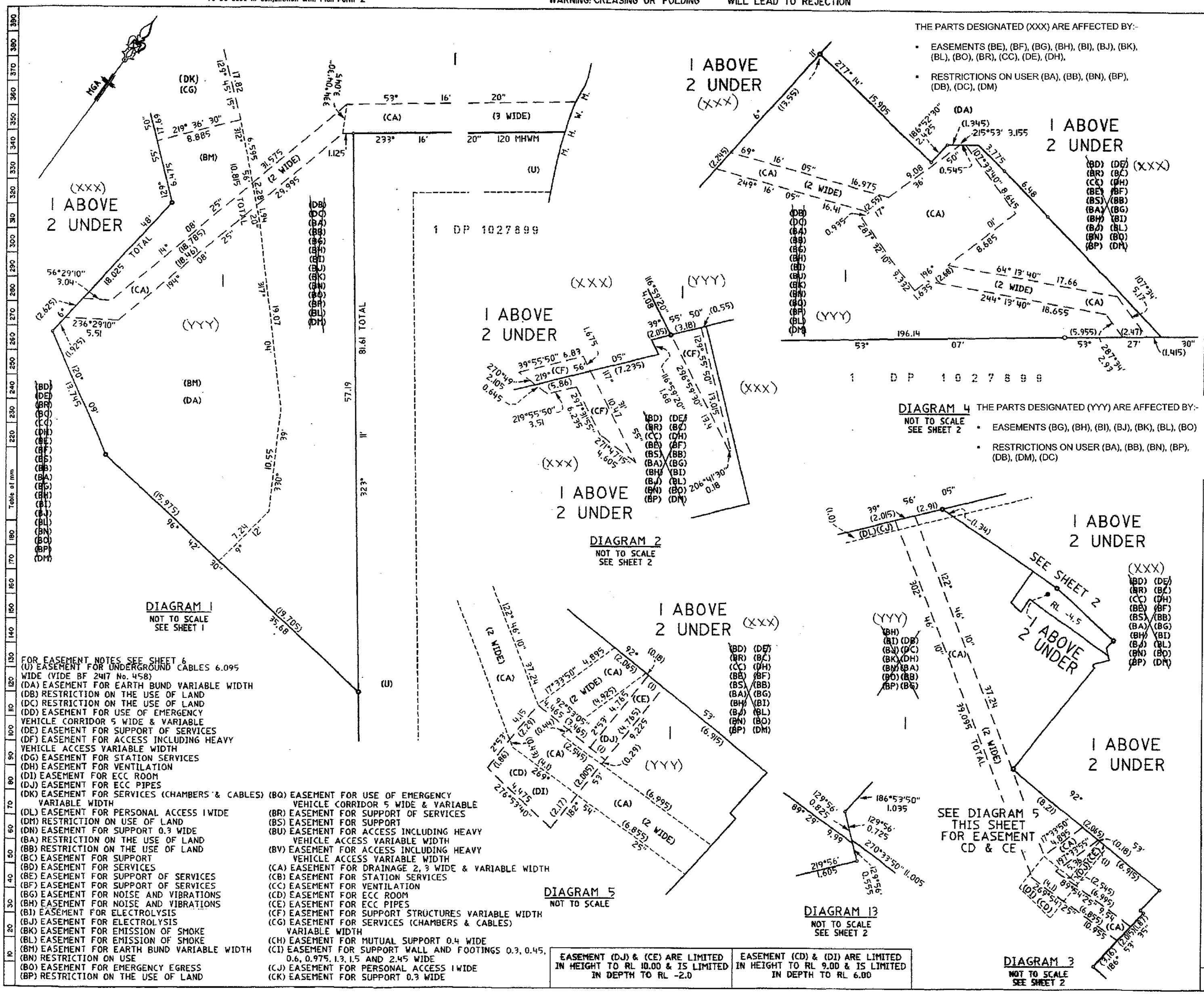
P. Hartzenberg

Surveyor registered under Surveyors Act 1929

This is sheet 3 of the plan of 7 sheets covered by subdivision certificate No. 026 of 17/12/02

Authorised Person/General Manager/Accredited Certifier

For use where space is insufficient in any panel on Plan Form 2.


MGA
(DK) (CG)
(BM)
(XXX)
1 ABOVE 2 UNDER
(YYY)
(DA)
(CA)
(2 WIDE)
(3 WIDE)
(U)
1 DP 1027899
53° 16' 20" (CA) (3 WIDE)
293° 16' 20" 120 MHWM
M. H. W. M.
81.61 TOTAL
57.19
(DB) (DC) (BA) (BB) (BH) (BI) (BJ) (BL) (BO) (BR) (BP) (DM)
(BD) (DE) (BR) (BC) (CC) (DH) (BE) (BF) (BS) (BB) (BA) (BG) (BH) (BI) (BJ) (BL) (BN) (BO) (BP) (DM)
(DB) (DC) (BA) (BB

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1043061

Registered: 10-1-2003

This is sheet 4 of my plan in 7 sheets
dated 25/4/02
P. Hackathorn
Surveyor registered under Surveyors Act 1929

This is sheet 4 of the plan of 7 sheets covered by subdivision certificate No. 026 of 17/12/02

Authorised Person/General Manager/Accredited Certifier

For use where space is insufficient in any panel on Plan Form 2.

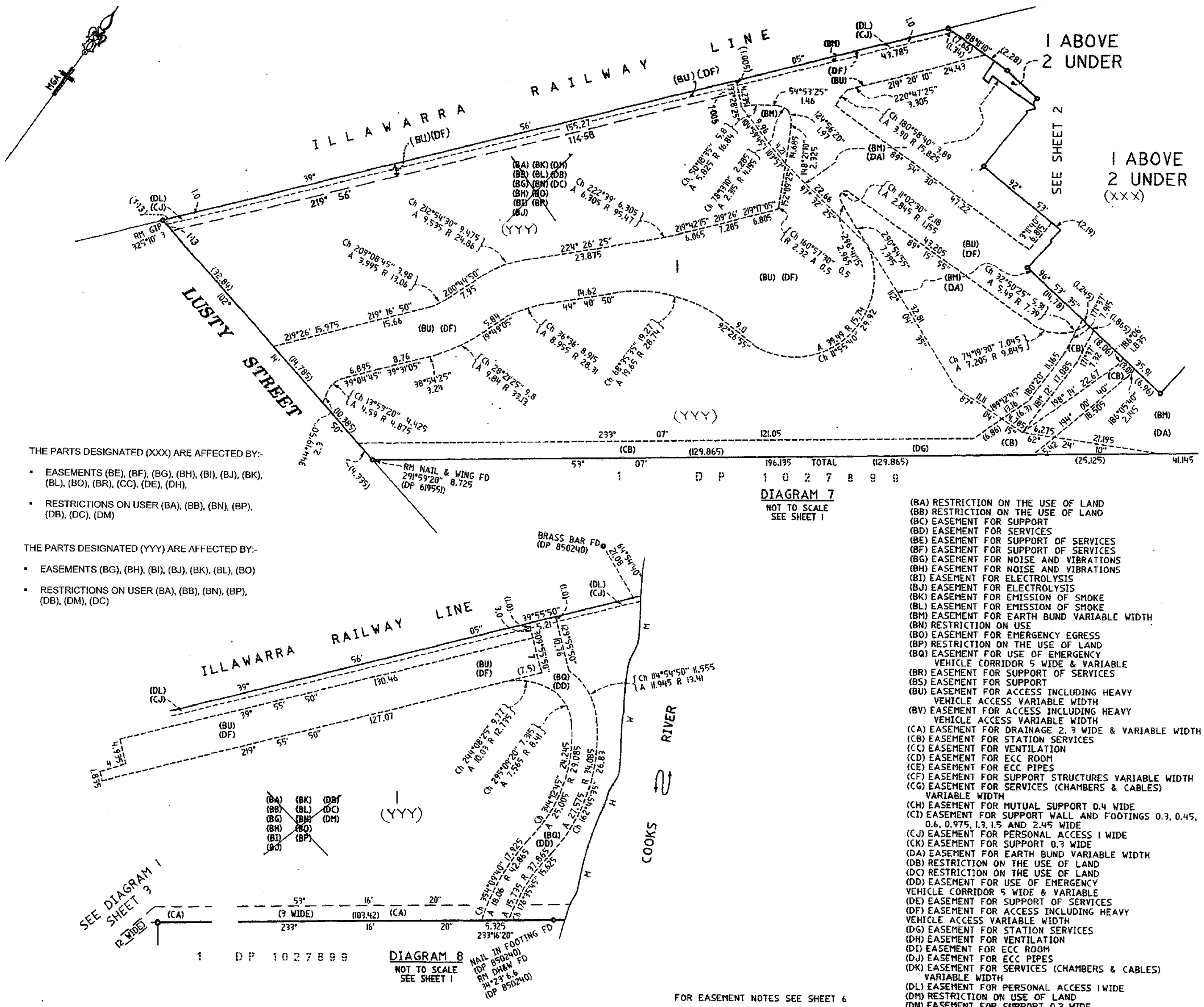


DIAGRAM 7
NOT TO SCALE
SEE SHEET 1

THE PARTS DESIGNATED (XXX) ARE AFFECTED BY:-

- EASEMENTS (BE), (BF), (BG), (BH), (BI), (BJ), (BK), (BL), (BO), (BR), (CC), (DE), (DH),
- RESTRICTIONS ON USER (BA), (BB), (BN), (BP), (DB), (DC), (DM)

THE PARTS DESIGNATED (YYY) ARE AFFECTED BY:-

- EASEMENTS (BG), (BH), (BI), (BJ), (BK), (BL), (BO)
- RESTRICTIONS ON USER (BA), (BB), (BN), (BP), (DB), (DM), (DC)

DIAGRAM 8
NOT TO SCALE
SEE SHEET 1

(BA) RESTRICTION ON THE USE OF LAND
(BB) RESTRICTION ON THE USE OF LAND
(BC) EASEMENT FOR SUPPORT
(BD) EASEMENT FOR SERVICES
(BE) EASEMENT FOR SUPPORT OF SERVICES
(BF) EASEMENT FOR SUPPORT OF SERVICES
(BG) EASEMENT FOR NOISE AND VIBRATIONS
(BH) EASEMENT FOR NOISE AND VIBRATIONS
(BI) EASEMENT FOR ELECTROLYSIS
(BJ) EASEMENT FOR ELECTROLYSIS
(BK) EASEMENT FOR EMISSION OF SMOKE
(BL) EASEMENT FOR EMISSION OF SMOKE
(BM) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(BN) RESTRICTION ON USE
(BO) EASEMENT FOR EMERGENCY EGRESS
(BP) RESTRICTION ON THE USE OF LAND
(BQ) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(BR) EASEMENT FOR SUPPORT OF SERVICES
(BS) EASEMENT FOR SUPPORT
(BU) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(BV) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(CA) EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH
(CB) EASEMENT FOR STATION SERVICES
(CC) EASEMENT FOR VENTILATION
(CD) EASEMENT FOR ECC ROOM
(CE) EASEMENT FOR ECC PIPES
(CF) EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH
(CG) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE
(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE
(CJ) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(CK) EASEMENT FOR SUPPORT 0.3 WIDE
(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DD) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DF) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(DG) EASEMENT FOR STATION SERVICES
(DH) EASEMENT FOR VENTILATION
(DI) EASEMENT FOR ECC ROOM
(DJ) EASEMENT FOR ECC PIPES
(DK) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DL) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(DM) RESTRICTION ON USE OF LAND
(DN) EASEMENT FOR SUPPORT 0.3 WIDE

FOR EASEMENT NOTES SEE SHEET 6

Reduction Ratio 1:NTS

Plan Drawing only to appear in this space

SURVEYOR'S REFERENCE: 94900019 REV. 15

Req:R287625 /Doc:DP 1043061 P /Rev:19-Feb-2004 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:4 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

FOR EASEMENT NOTES SEE SHEET 6

DP1043061

Registered: 10-1-2003

This is sheet 5 of my plan in 7 sheets dated 25/4/02

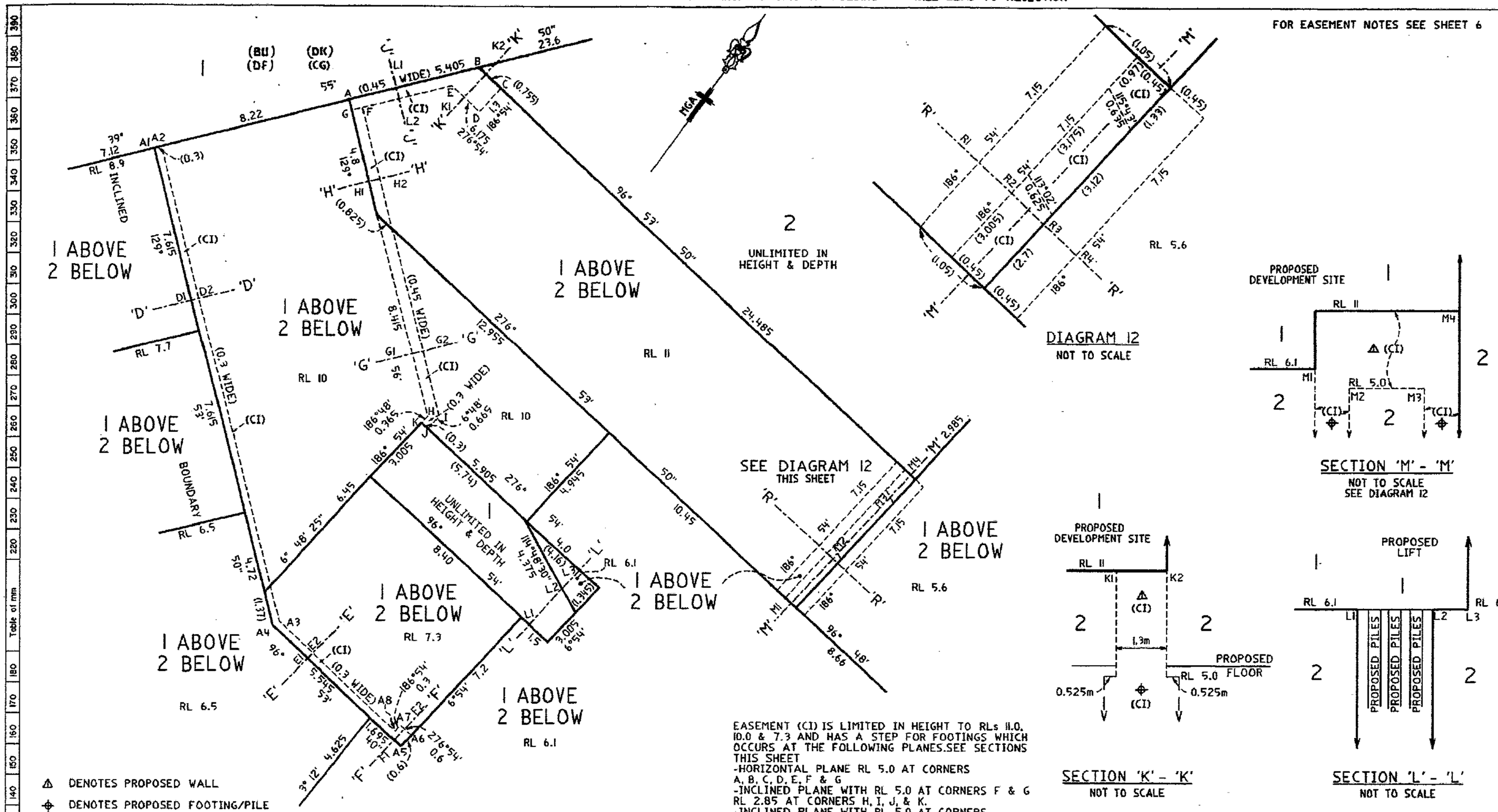
P. Hartzenberg

Surveyor registered under Surveyors Act 1929

This is sheet 5 of the plan of 7 sheets covered by subdivision certificate No. 026 of 17/12/02

Authorised Person/General Manager/Accredited Certifier

For use where space is insufficient in any previous Plan Form 2



SECTION 'M' - 'M'
NOT TO SCALE
SEE DIAGRAM 12

SECTION 'K' - 'K'
NOT TO SCALE

SECTION 'L' - 'L'
NOT TO SCALE

⚠ DENOTES PROPOSED WALL

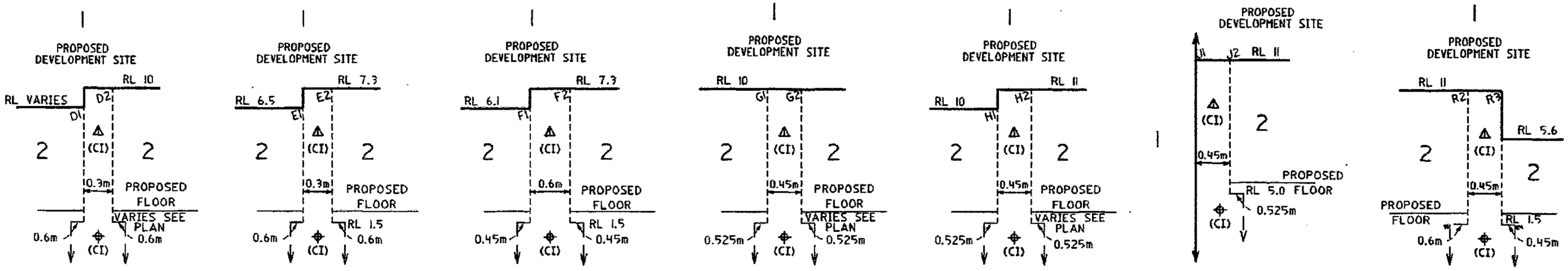
⌖ DENOTES PROPOSED FOOTING/PILE

(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE

RL's SHOWN INDICATE THE HORIZONTAL PLANE BETWEEN LOTS 1 & 2.

DIAGRAM 10
NOT TO SCALE
SEE SHEET 2

EASEMENT (CI) IS LIMITED IN HEIGHT TO RLs 11.0, 10.0 & 7.3 AND HAS A STEP FOR FOOTINGS WHICH OCCURS AT THE FOLLOWING PLANES.SEE SECTIONS THIS SHEET
-HORIZONTAL PLANE RL 5.0 AT CORNERS A, B, C, D, E, F & G
-INCLINED PLANE WITH RL 5.0 AT CORNERS F & G RL 2.85 AT CORNERS H, I, J, & K.
-INCLINED PLANE WITH RL 5.0 AT CORNERS A1 & A2 RL 1.5 AT CORNERS A3 & A4
-HORIZONTAL PLANE WITH RL 1.5 AT CORNERS A5, A6, A7, A8 A4 & A5



SECTION 'D' - 'D'
NOT TO SCALE

SECTION 'E' - 'E'
NOT TO SCALE

SECTION 'F' - 'F'
NOT TO SCALE

SECTION 'G' - 'G'
NOT TO SCALE

SECTION 'H' - 'H'
NOT TO SCALE

SECTION 'J' - 'J'
NOT TO SCALE

SECTION 'R' - 'R'
NOT TO SCALE

Reduction Ratio 1:NTS

Plan Drawing only to appear in this space

SURVEYOR'S REFERENCE: 94900019 REV.15

© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342 /Req:R287625 /Doc:DP 1043061 P /Rev:19-Feb-2004 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:5 of 7

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP1043061

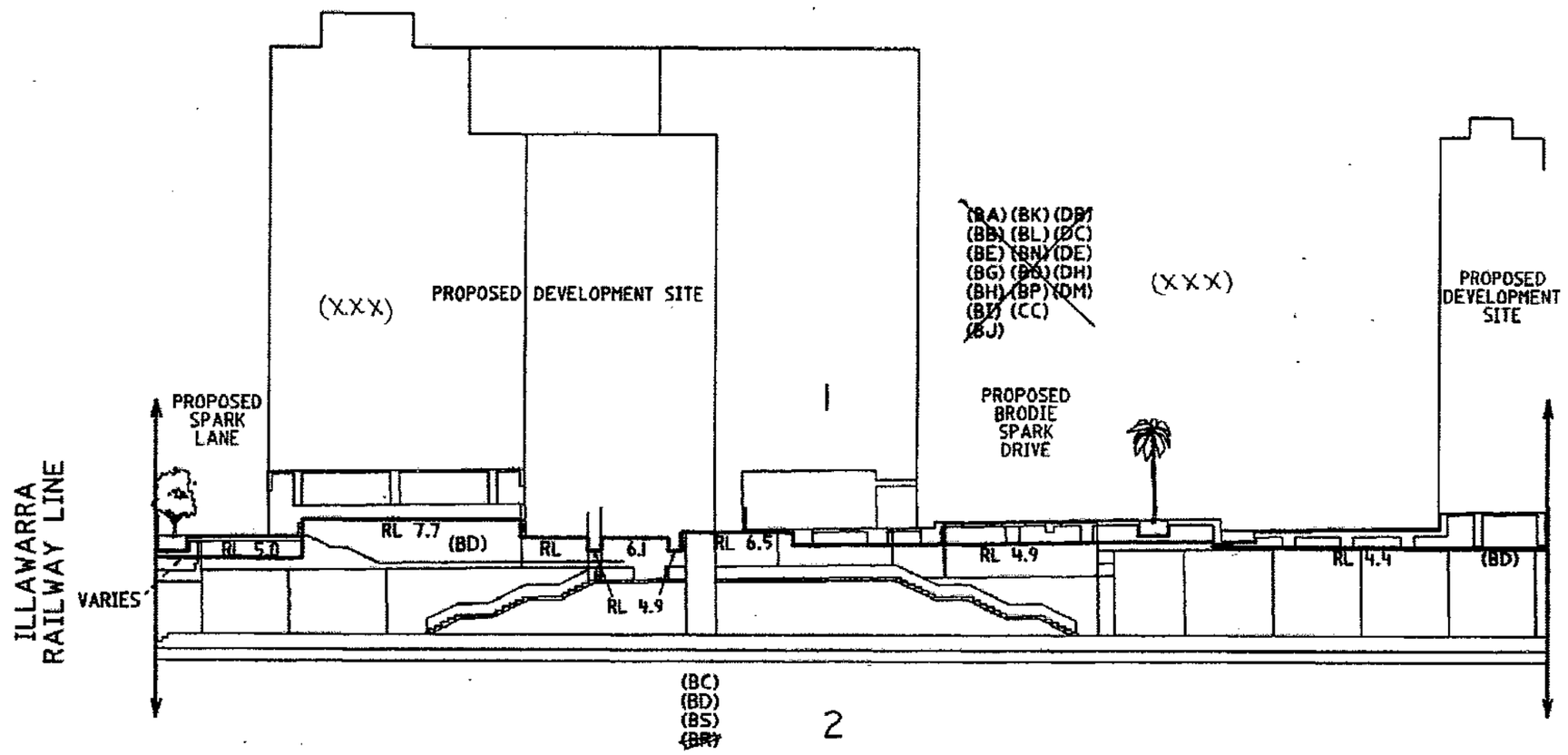
Registered: 10-1-2003

This is sheet 6 of my plan is 7 sheets
dated 25/4/02
P. Hawkesbury
Surveyor registered under Surveyors Act 1929

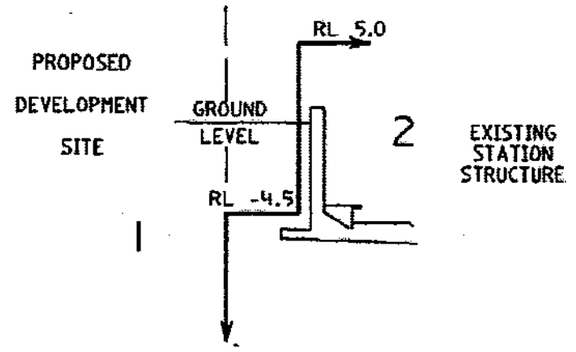
This is sheet 6 of the plan of 7 sheets
covered by subdivision certificate No. 026
of 17/12/02

Authorised Person/General Manager/Accredited Certifier

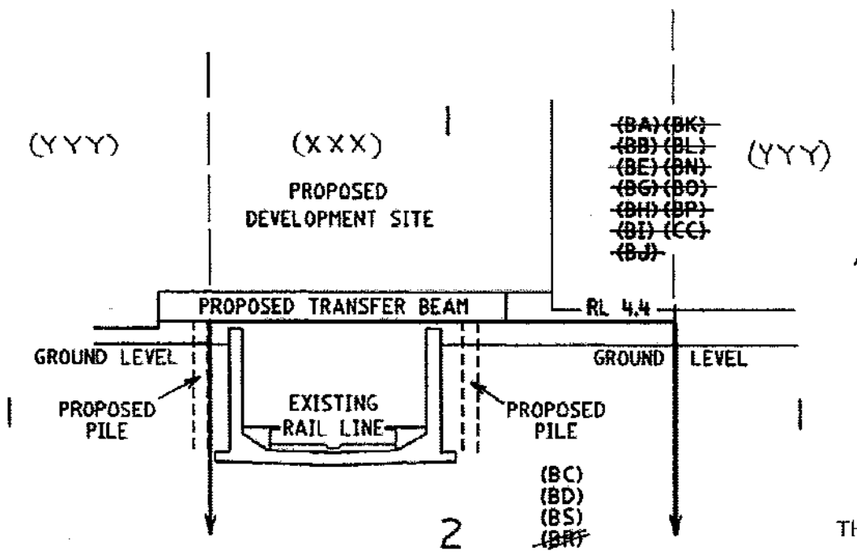
For use where space is insufficient in any panel on Plan Form 2



SECTION 'A' - 'A'
NOT TO SCALE
SEE SHEET 2



SECTION 'B' - 'B'
NOT TO SCALE
SEE SHEET 2



SECTION 'C' - 'C'
NOT TO SCALE
SEE SHEET 2

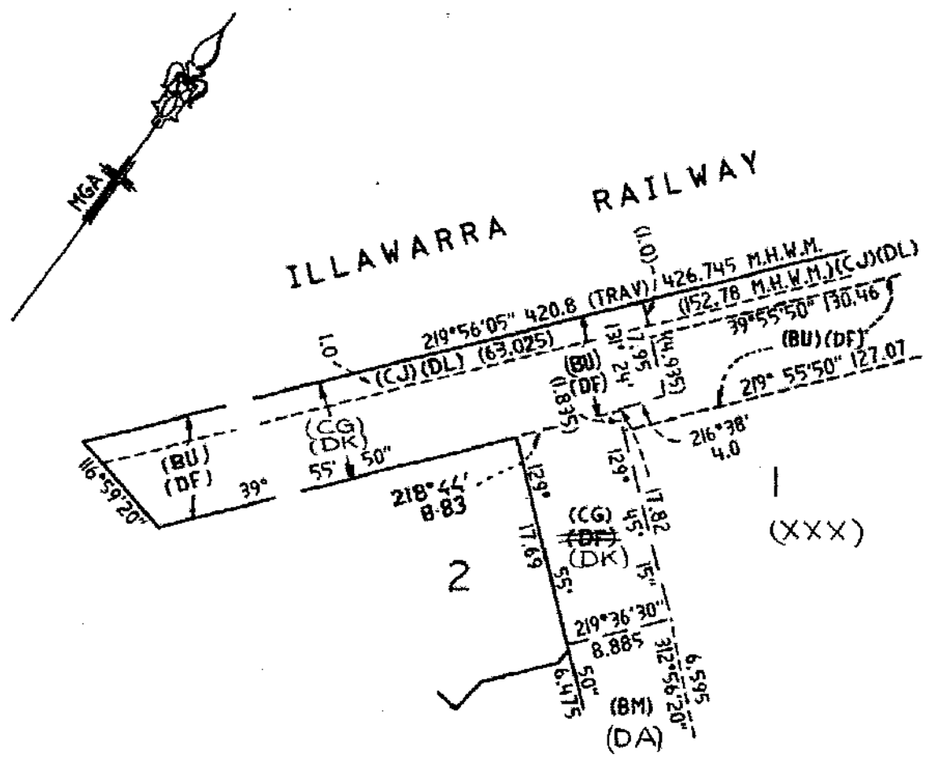


DIAGRAM II
NOT TO SCALE
SEE SHEET 1
SEE SHEET 4

THE PARTS DESIGNATED (YYY) ARE AFFECTED BY:-

- EASEMENTS (BG), (BH), (BI), (BJ), (BK), (BL), (BO)
- RESTRICTIONS ON USER (BA), (BB), (BN), (BP), (DB), (DM), (DC)

THE PARTS DESIGNATED (XXX) ARE AFFECTED BY:-

- EASEMENTS (BE), (BF), (BG), (BH), (BI), (BJ), (BK), (BL), (BO), (BR), (CC), (DE), (DH),
- RESTRICTIONS ON USER (BA), (BB), (BN), (BP), (DB), (DC), (DM)

THE FOLLOWING EASEMENTS AND RESTRICTIONS AFFECT THE WHOLE OF LOT 1 ON USER (BA),(BB),(BG),(BH),(BI),(BJ),(BK),(BL),(BN),(BO),(BP),(DB),~~(BN)~~,(DM) CDC)

THE FOLLOWING EASEMENTS AFFECT LOT 1 ONLY ABOVE LOT2
(BE),(BF),(BR),(DE),(CC),~~(DH)~~ (DH)

THE FOLLOWING EASEMENTS AFFECT LOT 1 IN SPECIFIC LOCATIONS
(BM),(DA) SHEETS 3 & 4 & 6
(BQ),(DD) SHEETS 1 & 4
(BU) DF SHEET 4 & 6
~~(BV) SHEET 2~~
(CA) SHEET 2 & 3 & 4
(CB)(DG) SHEET 4
(CD)(DI) SHEET 3
(CE)(DJ) SHEET 3
(DK) (CG) ~~DF~~ SHEET 6 & 2 & 1
(CH) SHEET 7
~~(CI) SHEET 5~~
(CJ)(DL) SHEET 1, 3, 4 & 6
(CK)(DN) SHEET 7

THE FOLLOWING EASEMENTS AFFECT THE WHOLE LOT 2 (BC),(BD),(BS)

THE FOLLOWING EASEMENTS AFFECT LOT 2 IN SPECIFIC LOCATIONS
(BV) SHEET 2
(CF) SHEET 2 & 3
(CH) SHEET 2 & 7
(CI) SHEET 5

1 DP 1027899

(BA) RESTRICTION ON THE USE OF LAND
(BB) RESTRICTION ON THE USE OF LAND
(BC) EASEMENT FOR SUPPORT
(BD) EASEMENT FOR SERVICES
(BE) EASEMENT FOR SUPPORT OF SERVICES
(BF) EASEMENT FOR SUPPORT OF SERVICES
(BG) EASEMENT FOR NOISE AND VIBRATIONS
(BH) EASEMENT FOR NOISE AND VIBRATIONS
(BI) EASEMENT FOR ELECTROLYSIS
(BJ) EASEMENT FOR ELECTROLYSIS
(BK) EASEMENT FOR EMISSION OF SMOKE
(BL) EASEMENT FOR EMISSION OF SMOKE
(BM) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(BN) RESTRICTION ON USE
(BO) EASEMENT FOR EMERGENCY EGRESS
(BP) RESTRICTION ON THE USE OF LAND
(BQ) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(BR) EASEMENT FOR SUPPORT OF SERVICES
(BS) EASEMENT FOR SUPPORT
(BU) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(BV) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(CA) EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH
(CB) EASEMENT FOR STATION SERVICES
(CC) EASEMENT FOR VENTILATION
(CD) EASEMENT FOR ECC ROOM
(CE) EASEMENT FOR ECC PIPES
(CF) EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH
(CG) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE
(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE
(CJ) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(CK) EASEMENT FOR SUPPORT 0.3 WIDE
(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DD) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DF) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(DG) EASEMENT FOR STATION SERVICES
(DH) EASEMENT FOR VENTILATION
(DI) EASEMENT FOR ECC ROOM
(DJ) EASEMENT FOR ECC PIPES
(DK) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DL) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(DM) RESTRICTION ON USE OF LAND
(DN) EASEMENT FOR SUPPORT 0.3 WIDE

Reduction Ratio 1:NTS

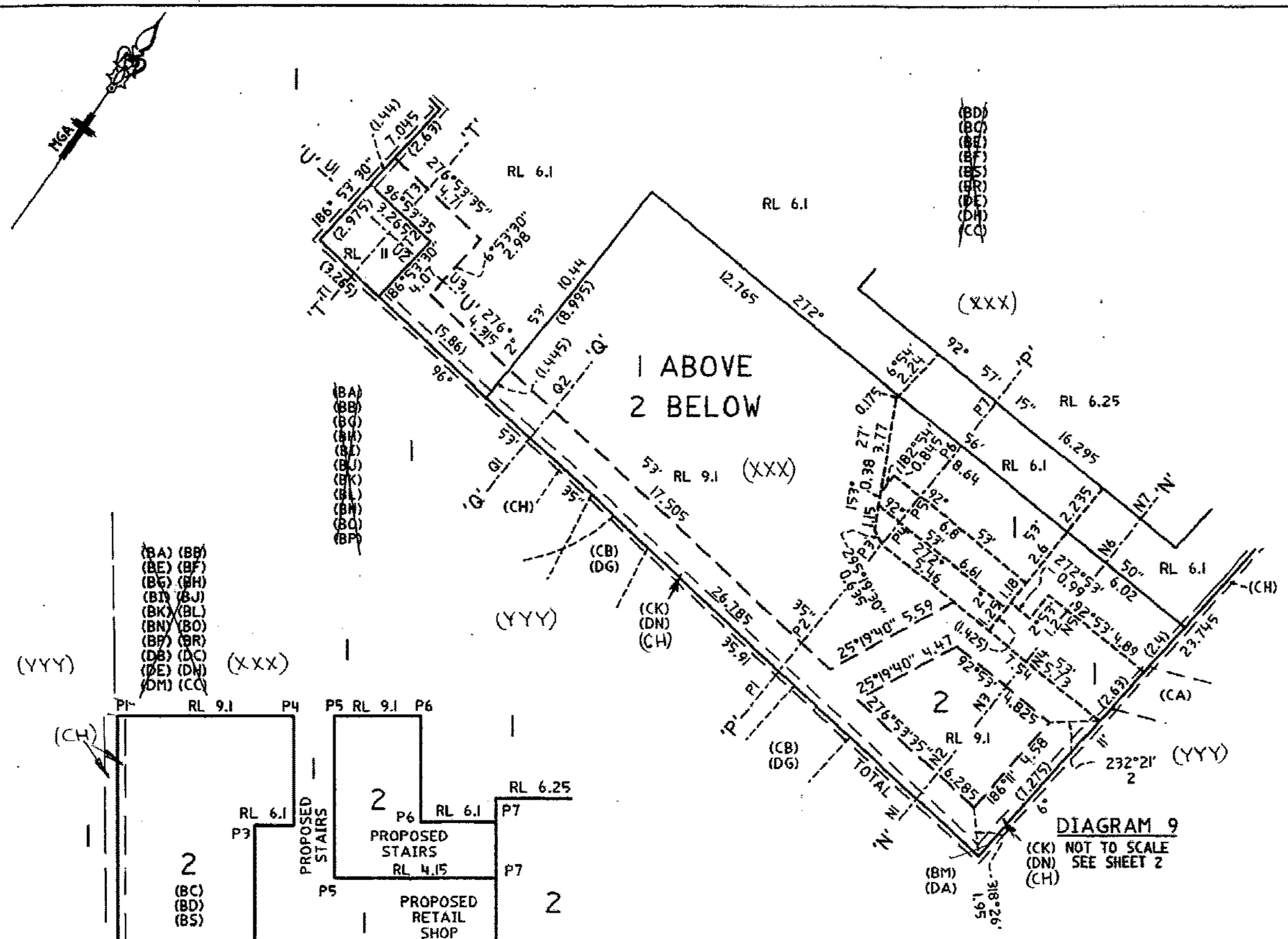
Plan Drawing only to appear in this space

SURVEYOR'S REFERENCE: 94900019 REV. 15

Req:R287625 /Doc:DP 1043061 P /Rev:19-Feb-2004 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:6 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 3 — To be used in conjunction with Plan Form 2 — WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

FOR EASEMENT NOTES SEE SHEET 6



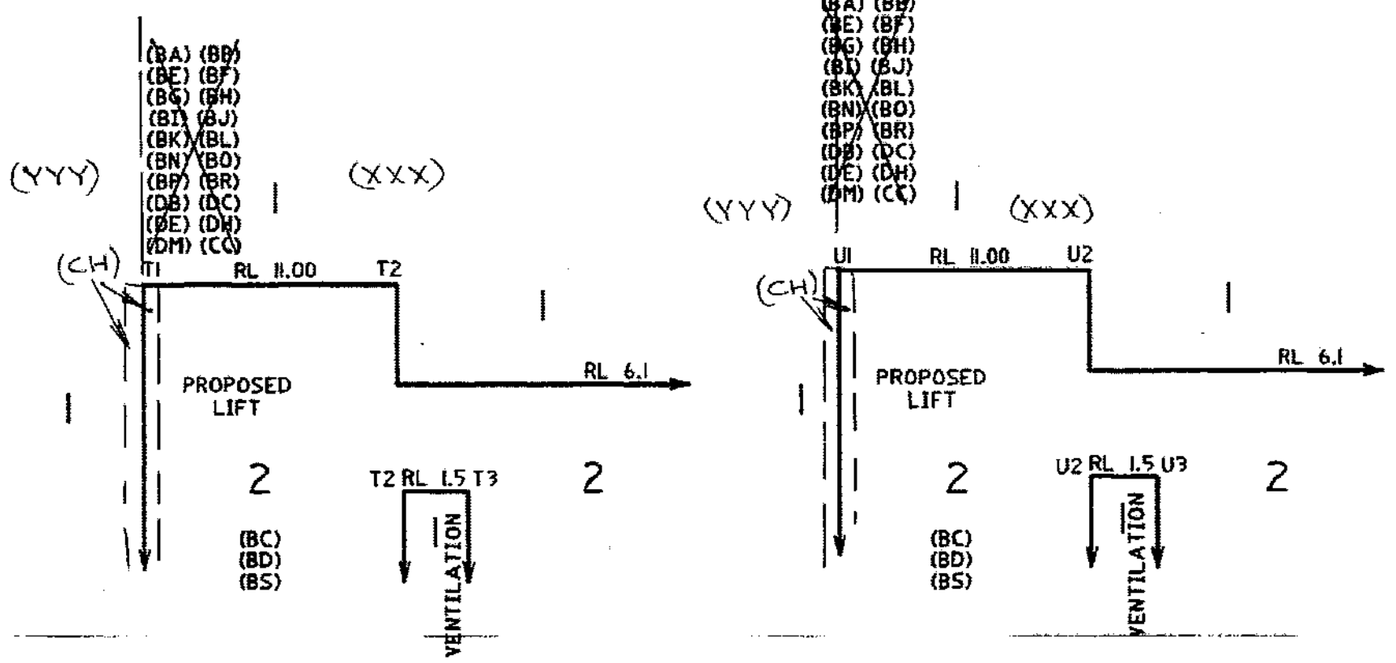
SECTION 'P' - 'P'
NOT TO SCALE

THE PARTS DESIGNATED (XXX) ARE AFFECTED BY:-

- EASEMENTS (BE), (BF), (BG), (BH), (BI), (BJ), (BK), (BL), (BO), (BR), (CC), (DE), (DH),
- RESTRICTIONS ON USER (BA), (BB), (BN), (BP), (DB), (DC), (DM)

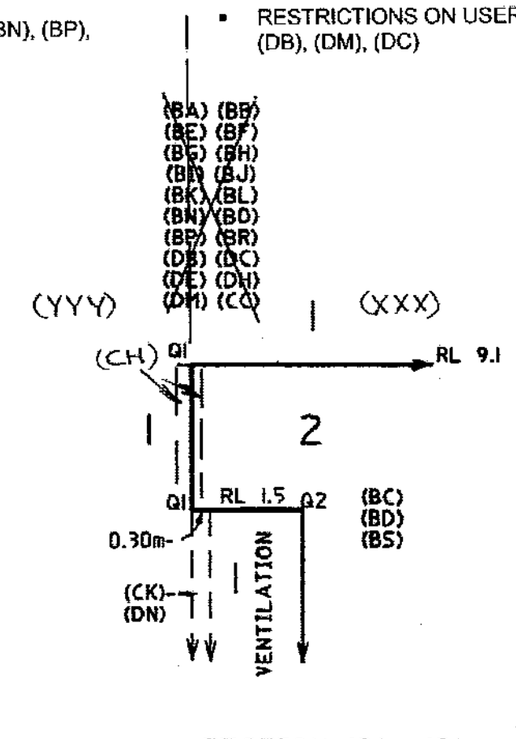
THE PARTS DESIGNATED (YYY) ARE AFFECTED BY:-

- EASEMENTS (BG), (BH), (BI), (BJ), (BK), (BL), (BO)
- RESTRICTIONS ON USER (BA), (BB), (BN), (BP), (DB), (DM), (DC)



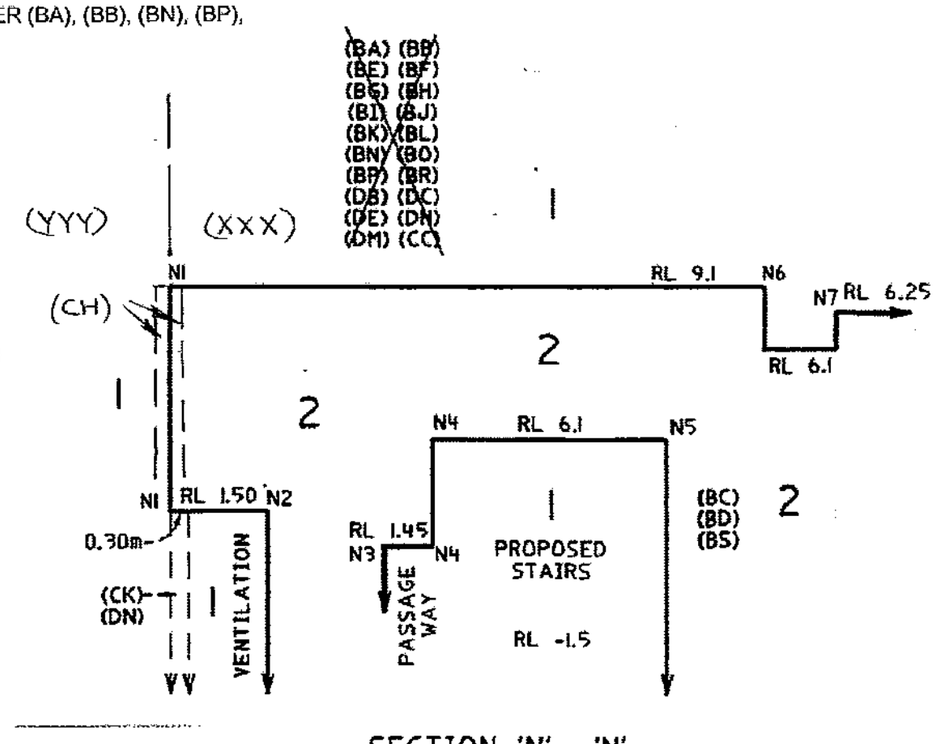
SECTION 'T' - 'T'
NOT TO SCALE

SECTION 'U' - 'U'
NOT TO SCALE



SECTION 'Q' - 'Q'
NOT TO SCALE

NOTE:-
EASEMENT (CH) IS LIMITED IN HEIGHT TO THE UPPER LEVEL OF LOT 2 ADJOINING AND LIMITED IN DEPTH TO THE LOWER LEVEL OF LOT 2 ADJOINING



SECTION 'N' - 'N'
NOT TO SCALE

NOTE:
EASEMENTS CK & DN ARE LIMITED IN HEIGHT TO RL 1.5 AS SHOWN ON SHEET 6

(BA) RESTRICTION ON THE USE OF LAND
(BB) RESTRICTION ON THE USE OF LAND
(BC) EASEMENT FOR SUPPORT
(BD) EASEMENT FOR SERVICES
(BE) EASEMENT FOR SUPPORT OF SERVICES
(BF) EASEMENT FOR SUPPORT OF SERVICES
(BG) EASEMENT FOR NOISE AND VIBRATIONS
(BH) EASEMENT FOR NOISE AND VIBRATIONS
(BI) EASEMENT FOR ELECTROLYSIS
(BJ) EASEMENT FOR ELECTROLYSIS
(BK) EASEMENT FOR EMISSION OF SMOKE
(BL) EASEMENT FOR EMISSION OF SMOKE
(BM) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(BN) RESTRICTION ON USE
(BO) EASEMENT FOR EMERGENCY EGRESS
(BP) RESTRICTION ON THE USE OF LAND
(BQ) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(BR) EASEMENT FOR SUPPORT OF SERVICES
(BS) EASEMENT FOR SUPPORT
(BU) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(BV) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(DA) EASEMENT FOR EARTH BUND VARIABLE WIDTH
(DB) RESTRICTION ON THE USE OF LAND
(DC) RESTRICTION ON THE USE OF LAND
(DD) EASEMENT FOR USE OF EMERGENCY VEHICLE CORRIDOR 5 WIDE & VARIABLE
(DE) EASEMENT FOR SUPPORT OF SERVICES
(DF) EASEMENT FOR ACCESS INCLUDING HEAVY VEHICLE ACCESS VARIABLE WIDTH
(DG) EASEMENT FOR STATION SERVICES
(DH) EASEMENT FOR VENTILATION
(DI) EASEMENT FOR ECC ROOM
(DJ) EASEMENT FOR ECC PIPES
(DK) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(DL) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(DM) RESTRICTION ON USE OF LAND
(DN) EASEMENT FOR SUPPORT 0.3 WIDE
(CA) EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH
(CB) EASEMENT FOR STATION SERVICES
(CC) EASEMENT FOR VENTILATION
(CD) EASEMENT FOR ECC ROOM
(CE) EASEMENT FOR ECC PIPES
(CF) EASEMENT FOR SUPPORT STRUCTURES VARIABLE WIDTH
(CG) EASEMENT FOR SERVICES (CHAMBERS & CABLES) VARIABLE WIDTH
(CH) EASEMENT FOR MUTUAL SUPPORT 0.4 WIDE
(CI) EASEMENT FOR SUPPORT WALL AND FOOTINGS 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 AND 2.45 WIDE
(CJ) EASEMENT FOR PERSONAL ACCESS 1 WIDE
(CK) EASEMENT FOR SUPPORT 0.3 WIDE

DP1043061

Registered: 10-1-2003

This is sheet 7 of my plan of 7 sheets
dated 25/4/02
P. Hartenberg
Surveyor registered under Surveyors Act 1929

This is sheet 7 of the plan of 7 sheets covered by subdivision certificate No. 026 of 19/12/02.

Authorised Person/General Manager/Accredited Certifier

For use where space is insufficient in any panel on Plan Form 2

Reduction Ratio 1:NTS

Plan Drawing only to appear in this space

SURVEYOR'S REFERENCE: 94900019 REV.15

Req:R287625 /Doc:DP 1043061 P /Rev:19-Feb-2004 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 16:55 /Seq:7 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-26834

DP1151381
26 12:54 /Seq:1 of 11
Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:
Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342
© Office of the Registrar-General

DIAGRAM '1' N.T.S

DIAGRAM '2' N.T.S

DIAGRAM '3' N.T.S

DIAGRAM '4' N.T.S

PT12 DP 1062413 (ABOVE) R.L4.4
PT2 DP 1043061 (BELOW) R.L4.4

PT12 DP 1062413 (ABOVE) R.L4.9
PT2 DP 1043061 (BELOW) R.L4.9

PT200 DP 1103650
PT2 DP 1019205
PT206 DP 1103650
PT199 DP 1103650
PT13 DP 1062413
PT2 D.P1019205
PT200 D.P1103650
LOT2 D.P1019205

PART (FD) LIMITED IN HEIGHT TO RL4.4
PART (FD) AND (FE) LIMITED IN HEIGHT TO RL4.4
PART (FE) LIMITED IN HEIGHT TO RL4.9
PART (FD)&(FE) LIMITED IN HEIGHT TO RL5.1
PART (FD)&(FE) LIMITED IN HEIGHT TO RL6.5
PART (FF) LIMITED IN HEIGHT TO RL5.1
PART (FF) LIMITED IN HEIGHT TO RL6.5

SEE DIAG. '1'
SEE DIAG. '2'
SEE DIAG. '3'
SEE DIAG. '4'

RM NAIL&W FD 13°29'30" – 7.01 (DP 1043061)
RM G.I.P FD 178°53' – 1.105 (DP 1043061)
RM NAIL&W FD 209°20' – 1.835 (DP 1043061)
RM NAIL&W FD 187°29' – 3.385 (DP 1043061)
PEG FD RM NAIL&W FD 164°37' – 2.365 (DP 1043061)

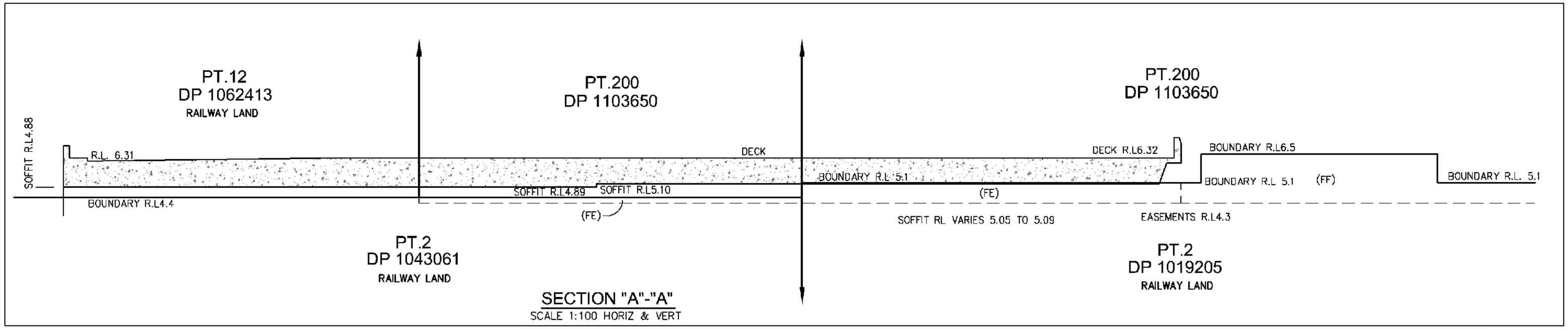
"X" SSM 105396 FD (EST'D)
"Y" SSM 105196 FD (EST'D)
SSM 16670 FD (EST'D)
BENCH MARK RM NAIL ON WALL FD (DP 1062413) 35°47' – 7.665 (RL 4.295)

SURVEYING REGULATION 2006 CLAUSE 61(2)								
MARK	M.G.A CO-ORDINATES		ZONE	CLASS	ORDER	R.L	CLASS	ORDER
	EASTING	NORTHING						
SSM105396	329 304.835	6243 982.836	56	B	2	1.669	LB	L2
SSM16670	329 668.597	6244 250.342	56	B	2	5.036	LB	L2
SSM105196	329 183.816	6243 879.561	56	B	2	1.301	LB	L2
SOURCE: S.C.I.M.S. 2-04-2008 C.S.F. 0.999959								

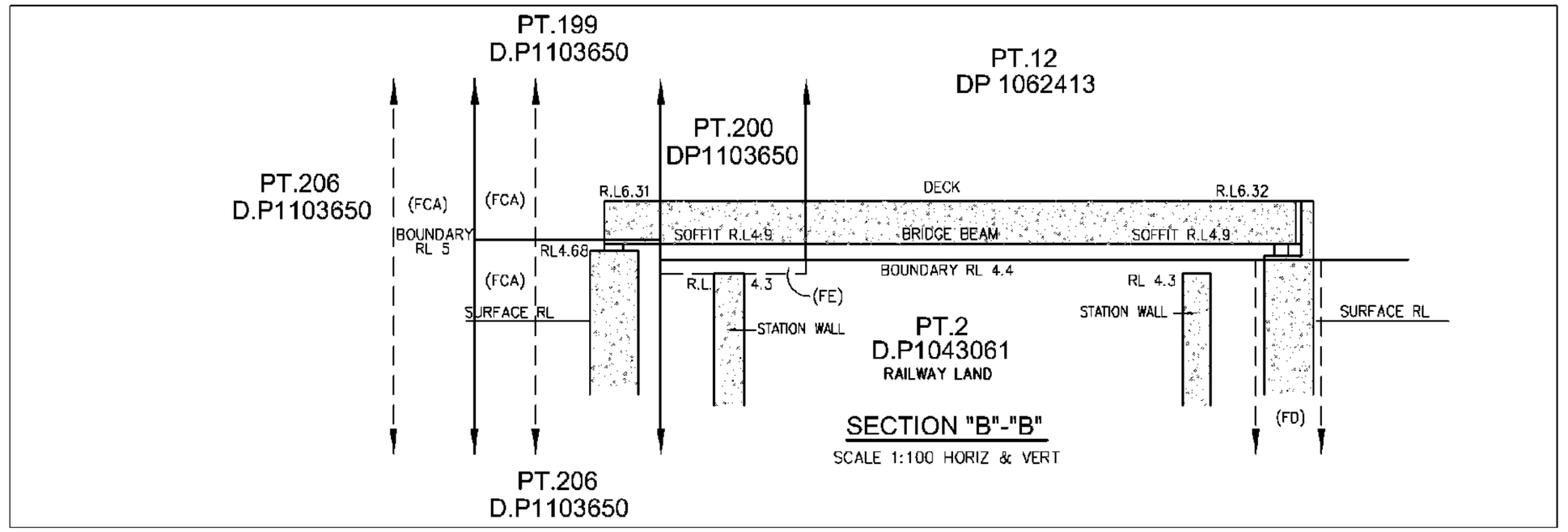
ALL REDUCED LEVELS REFER TO AUSTRALIAN HEIGHT DATUM
ORIGIN OF LEVELS SSM105396 R.L1.669(A.H.D)

(CA) EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE WIDTH (D.P1043061)
(FC) EASEMENT FOR SUPPORT OF STRUCTURAL PILES VARIABLE WIDTH LIMITED IN HEIGHT TO R.L5.1 AND UNLIMITED IN DEPTH.
(FD) EASEMENT FOR SUPPORT OF STRUCTURAL PILES 2 WIDE AND VARIABLE LIMITED IN HEIGHT TO R.L4.4, 4.9, 5.1 AND 6.5 AS SHOWN AND UNLIMITED IN DEPTH
(FE) EASEMENT FOR SUPPORT OF STRUCTURAL BEAMS VARIABLE WIDTH LIMITED IN DEPTH TO R.L4.3 AND HEIGHT TO R.L6.5, 5.1, 4.4 AND 4.9 AS SHOWN
(FF) EASEMENT FOR SUPPORT OF LOUVERED COVER STRUCTURE VARIABLE WIDTH LIMITED IN DEPTH TO R.L4.3 AND HEIGHT TO R.L5.1 AND 6.5
(FG) EASEMENT FOR FIRE EGRESS, SUPPORT AND USE OF STAIR STRUCTURE VARIABLE WIDTH LIMITED IN DEPTH TO R.L6.5 AND HEIGHT TO R.L8.0
(FCA) EASEMENT FOR DRAINAGE 2 WIDE
(RCA) PART OF EASEMENT FOR DRAINAGE 2, 3 WIDE & VARIABLE (CA) DP 1043061 TO BE RELEASED "SEE DIAG. 2"

Surveyor: JACEK IDZIKOWSKI Date of Survey: 2-04-2008 Surveyor's Ref: 27000-31012DP	PLAN OF EASEMENTS WITHIN LOT 2 IN DP 1019205, LOT 2 IN DP 1043061 AND LOTS 199,200 AND 206 IN DP 1103650	LGA: ROCKDALE Locality: WOLLI CREEK Subdivision No: ——— Lengths are in metres. Reduction Ratio 1: 200	Registered: 12-07-2010	DP1151381

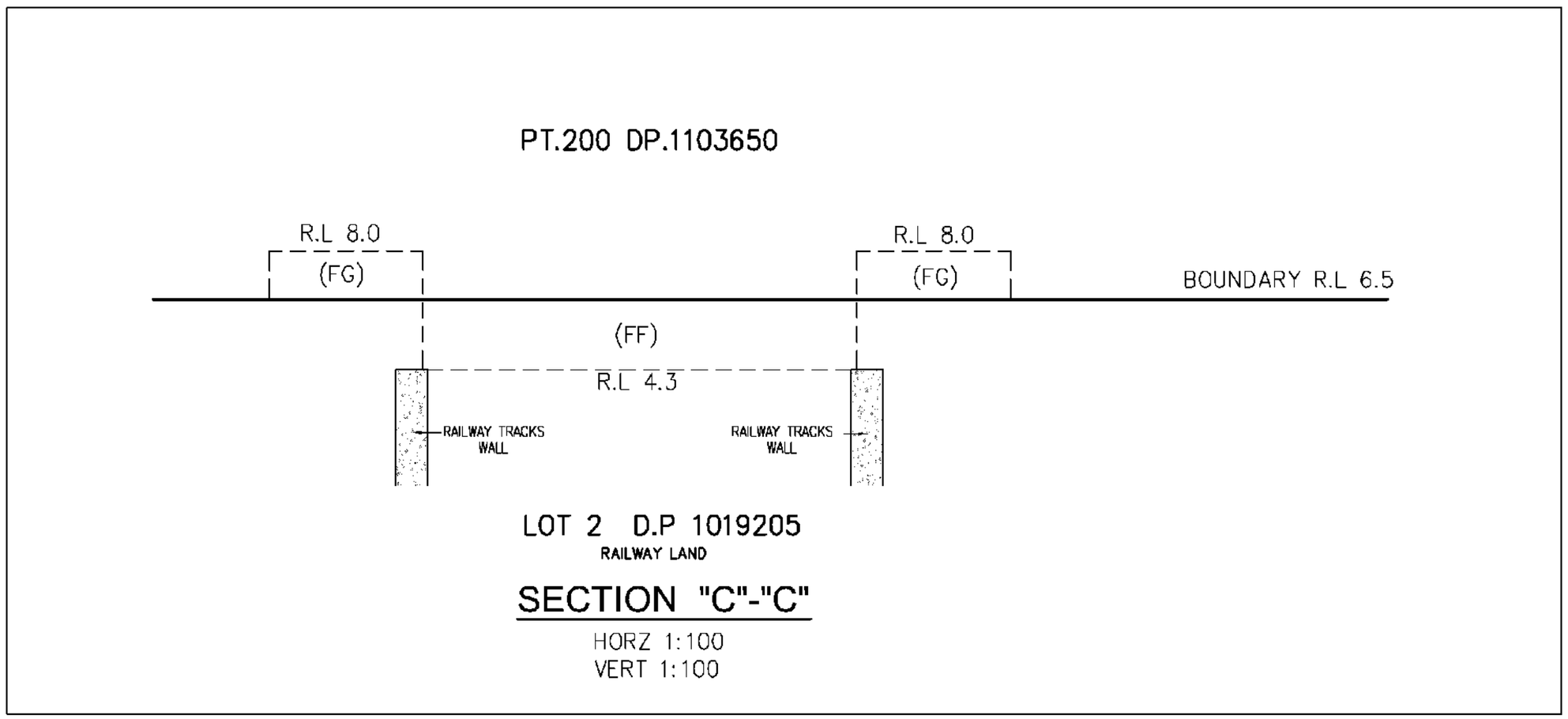


SECTION "A"-"A"
SCALE 1:100 HORIZ & VERT



SECTION "B"-"B"
SCALE 1:100 HORIZ & VERT

(FC) EASEMENT FOR SUPPORT OF STRUCTURAL PILES VARIABLE WIDTH LIMITED IN HEIGHT TO R.L5.1 AND UNLIMITED IN DEPTH.
(FD) EASEMENT FOR SUPPORT OF STRUCTURAL PILES 2 WIDE AND VARIABLE LIMITED IN HEIGHT TO R.L4.4, 4.9, 5.1 AND 6.5 AS SHOWN AND UNLIMITED IN DEPTH
(FE) EASEMENT FOR SUPPORT OF STRUCTURAL BEAMS VARIABLE WIDTH LIMITED IN DEPTH TO R.L4.3 AND HEIGHT TO R.L5.1, 4.4 AND 4.9 AS SHOWN
(FF) EASEMENT FOR SUPPORT OF LOUVERED COVER STRUCTURE VARIABLE WIDTH LIMITED IN DEPTH TO R.L4.3 AND HEIGHT TO R.L5.1 AND 6.5
(FG) EASEMENT FOR FIRE EGRESS, SUPPORT AND USE OF STAIR STRUCTURE VARIABLE WIDTH LIMITED IN DEPTH TO R.L6.5 AND HEIGHT TO R.L8.0
(FCA) EASEMENT FOR DRAINAGE 2 WIDE



SECTION "C"-"C"
HORZ 1:100
VERT 1:100

Surveyor: JACEK IDZIKOWSKI Date of Survey: 2-04-2008 Surveyor's Ref: 27000-31012DP	PLAN OF EASEMENTS WITHIN LOT 2 IN DP 1019205, LOT 2 IN DP 1043061 AND LOTS 199,200 AND 206 IN DP 1103650	LGA: ROCKDALE Locality: WOLLI CREEK Subdivision No: —— Lengths are in metres. Reduction Ratio 1: AS SHOWN	Registered: 12-07-2010	DP1151381

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

DP1151381
Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:2 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:3 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN SHARONMQ 268342

PLAN FORM 6 AMENDING Dealing Number to Rejection eplan

DEPOSITED PLAN ADMINISTRATION SHEET

*

DP1151381

* OFFICE USE ONLY

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT, 1919 IT IS INTENDED TO CREATE:

1. EASEMENT FOR SUPPORT OF STRUCTURAL PILES VARIABLE WIDTH LIMITED IN STRATUM (FC).
2. EASEMENT FOR SUPPORT OF STRUCTURAL PILES 2 WIDE AND VARIABLE LIMITED IN STRATUM (FD)
3. EASEMENT FOR SUPPORT OF STRUCTURAL BEAMS VARIABLE WIDTH LIMITED IN STRATUM (FE).
4. EASEMENT FOR SUPPORT OF LOUVERED COVER STRUCTURE VARIABLE WIDTH LIMITED IN STRATUM (FF).
5. EASEMENT FOR FIRE EGRESS, SUPPORT AND USE OF STAIR STRUCTURE VARIABLE WIDTH LIMITED IN STRATUM (FG).
6. EASEMENT FOR DRAINAGE 2 WIDE (FCA).

TO RELEASE:

1. THAT PART OF EASEMENT FOR DRAINAGE 2, 3 WIDE AND VARIABLE (CA) (DP1043061) DESIGNATED (RCA).

Use PLAN FORM 6A
for additional certificates, signatures, seals and statements

*

Registered: 12-07-2010

Title System: TORRENS

Purpose: EASEMENT

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

LGA: ROCKDALE

Locality: WOLLI CREEK

Parish: ST GEORGE

County: CUMBERLAND

Crown Lands NSW/Western Lands Office Approval

I.....in approving this plan certify
(Authorised Officer)
that all necessary approvals in regard to the allocation of the land shown herein have been given

Signature:.....
Date:.....
File Number:.....
Office:.....

Subdivision Certificate

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed..... set out herein
(insert 'subdivision' or 'new road')

.....
* Authorised Person/General Manager/Accredited Certifier

Consent Authority: .....
Date of Endorsement: .....
Accreditation no: .....
Subdivision Certificate no: .....
File no: .....

* Delete whichever is inapplicable.

Surveying Regulation, 2006

I, JACEK IDZIKOWSKI
of LOCKLEY LAND TITLE SOLUTIONS PO BOX 400 GLADESVILLE 1675
a surveyor registered under the *Surveying Act, 2002*, certify that the survey represented in this plan is accurate, has been made in accordance with the *Surveying Regulation, 2006* and was completed on: 2/04/2008

The survey relates to NEW EASEMENTS AND PART OF EASEMENT TO BE RELEASED
(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature ..... *Dated:* 3-07-08
Surveyor registered under the Surveying Act, 2002

Datum Line: 'X' – 'Y'
Type: Urban/~~Rural~~

Plans used in the preparation of survey/~~compilation~~

DP1103650
DP1019205
DP1043061

(if insufficient space use Plan Form 6A annexure sheet)

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:4 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

eplan

STRATA PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection**

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 2 of 9 sheet(s)

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* DP1151381

Registered: 12-07-2010

* OFFICE USE ONLY

Subdivision No: _____ Date of Endorsement: _____

THE COMMON SEAL of RAIL CORPORATION NEW SOUTH WALES is duly affixed by delegated authority in the presence of:

.....
Signature of witness

M: HARRIS MELINDA HARRIS
Name of witness (block letters)

C/- GROSVENOR PLACE
225 GEORGE ST
SYDNEY

.....
Signature of authorised person

GENERAL MANAGER PROPERTY
Office held

KEVIN SYKES
Name of authorised person (block letters)

Signed for and on behalf of COMMONWEALTH BANK OF AUSTRALIA ACN 123 123 124 by Tariq Ressas
As duly appointed attorney under Power of Attorney Book 454 Number 494 Dated 9 July 2008 who by executing this deed confirms that there has been no notice received of revocation of the Attorney in the presence of

.....
Signature of Witness

.....
Signed

IAN HUNDERLICH
Name of Witness

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:5 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

eplan

STRATA PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection**

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 3 of 9 sheet(s)

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* DP1151381

* **Registered:** 12-07-2010

* OFFICE USE ONLY

Subdivision No: ———— Date of Endorsement:: ————

Execution by registered proprietors:

EXECUTED by **DISCOVERY POINT No. 1 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 27093909758

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 2 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: 98097478996 ABN

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:6 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection** eplan

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 4 of 9 sheet(s)

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* **DP1151381** *

Registered: 12-07-2010

* OFFICE USE ONLY

Subdivision No: _____ Date of Endorsement:: _____

EXECUTED by **DISCOVERY POINT No. 3A PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 18097928517

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 3B PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 34097479028

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:7 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 6A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection eplan

DEPOSITED PLAN ADMINISTRATION SHEET

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

DP1151381 *

Registered: 12-07-2010 *

* OFFICE USE ONLY

Subdivision No: ———— Date of Endorsement:: ————

EXECUTED by **DISCOVERY POINT No. 4 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 46097479082

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 5 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 55047479117

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:8 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

STRATA PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection** eplan

DEPOSITED PLAN ADMINISTRATION SHEET

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* DP1151381

* **Registered:** 12-07-2010

* OFFICE USE ONLY

Subdivision No: ———— Date of Endorsement: ————

EXECUTED by **DISCOVERY POINT No. 6 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 97110056 1215

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 7A PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 45102478348

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:9 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

eplan

PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection**

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 7 of 9 sheet(s)

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* DP1151381

* **Registered:** 12-07-2010

* OFFICE USE ONLY

Subdivision No: ———— Date of Endorsement:: ————

EXECUTED by **DISCOVERY POINT No. 7B PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:
ABN 63097479153

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 8 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:
ABN 35100971266

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:10 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection** eplan

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 8 of 9 sheet(s)

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* DP1151381

* **Registered:** 12-07-2010

* OFFICE USE ONLY

Subdivision No: ———— Date of Endorsement:: ————

EXECUTED by **DISCOVERY POINT No. 9A PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 93102882306)

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 9B PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors: ABN 69097479180)

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284508 /Doc:DP 1151381 P /Rev:12-Jul-2010 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:54 /Seq:11 of 11
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

PLAN FORM 6A (Annexure Sheet) **WARNING: Creasing or folding will lead to rejection** eplan

DEPOSITED PLAN ADMINISTRATION SHEET

PLAN OF EASEMENTS WITHIN LOT 2 IN DP1019205, LOT 2 IN DP1043061 AND LOTS 199, 200 AND 206 IN DP1103650

* DP1151381

* **Registered:** 12-07-2010

* OFFICE USE ONLY

Subdivision No: _____ Date of Endorsement:: _____

EXECUTED by DISCOVERY POINT No. 10 PTY LIMITED in accordance with section 127(1) of the Corporations Act by authority of its directors:

ABN 79 100 252 524

.....
Signature of director

Chong Han Wee
.....
Name of director (block letters)

.....
Signature of director/company secretary*
*delete whichever is not applicable

SERENA NG
.....
Name of director/company secretary* (block letters)
*delete whichever is not applicable

Signed by me FRANCES WILMORE as delegate of Landcom and I hereby certify that I have no notice of revocation of such delegation.

[illegible] for and on behalf of
[illegible] COMMONWEALTH BANK
[illegible] AUSTRALIA ACN 123 123 124 by
Tariq Ressas
[illegible] duly appointed attorney under
[illegible] of Attorney Book 4548 Number 694
[illegible] 8 July 2008 who by executing
this deed confirms that there has been no
notice received of revocation of the Attorney
in the presence of

.....
Signature of Witness

.....
Signed

David Stuart
.....
Name of Witness

SURVEYOR'S REFERENCE: 27000-31012 DP

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:1 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

LG66 '15

Form: 13PVM
Licence: 04-03-343
Licensee: King & Wood Mallesons

VARIATION OR MODIFICATION OF POSITIVE COVENANT

New South Wales
Sections 88D(15), 88E(7) or 89(8)
Conveyancing Act 1919

AN278474V

PRIVACY NOTE: Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) **TORRENS TITLE** See Annexure A

(B) **LODGED BY**

Document Collection Box	Name, Address or DX, Telephone, and Customer Account Number if any	CODE
41J	King & Wood Mallesons DX 113 Sydney (02) 9296 2000 LLPN: 123008U Reference (optional): 602 - 000544 4	VR

(C) **POSITIVE COVENANT No.** Item 17 in DP 1084509

(D) **APPLICANT** BAYSIDE COUNCIL

(E) **1. VARIATION: SECTION 88D(15) CONVEYANCING ACT 1919**

The applicant, being the prescribed authority entitled to enforce the above positive covenant, varies that positive covenant in the manner set out in annexure hereto marked _____ and applies to have a recording made in the Register giving effect to the variation.

2. VARIATION: SECTION 88E(7) CONVEYANCING ACT 1919

The applicant, being the prescribed authority entitled to enforce the above positive covenant / registered proprietor of the above land, applies to have a recording made in the Register of the agreement varying the above positive covenant dated 18 October 2005 and annexed hereto marked "B". The consent of each person against whom the

(F) positive covenant is enforceable is annexed hereto marked "C"

3. MODIFICATION: SECTION 89(8) CONVEYANCING ACT 1919

The applicant, being the registered proprietor of the land in the abovementioned land, applies to have all necessary recordings made in the Register to give effect to the order of the Supreme Court of New South Wales dated _____ an office copy of which is annexed hereto marked _____ which modifies the above positive covenant.

DATE ___/___/___
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900. [Attesting witness - see note* below].

(G)

I certify that I am an eligible witness and that the applicant signed this document in my presence

Signature of witness ..Peter Ward..

Name of witness ..PETER WARD..
Address of witness ..444 PRINCES HIGHWAY
..ROCKDALE..

FILED
10 MAY 2018
TIME: 1 30

L. Mel

Signature of authorised officer of the applicant: .....

Name of authorised officer: Luis Melim
Capacity of authorised officer: Manager Development Services
Authority: section 377 Local Government Act 1993 (NSW)

MICHELLE TAT
Authorised to attest

* *s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identifying documentation.*

ALL HANDWRITING MUST BE IN BLOCK CAPITALS

Additional C/T fee $138.60 over 20 titles

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:2 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Annexure A to VARIATION OR MODIFICATION OF POSITIVE COVENANT

(A) Torrens Title:

- ✓ CP/SP77902
- ✓ CP/SP79529
- ✓ CP/SP75774
- ✓ CP/SP85432
- ✓ CP/SP79520
- ✓ CP/SP89924
- ✓ CP/SP90188
- ✓ CP/SP89923
- ✓ CP/SP90232
- ✓ CP/SP90459
- ✓ CP/SP92529
- ✓ CP/SP91875
- ✓ CP/SP93440
- ✓ CP/SP92331
- ✓ CP/SP92332
- ✓ CP/SP93268
- ✓ 511/DP1172312
- ✓ 557/DP1192909
- ✓ 605/DP1192906
- ✓ 607/DP1192906
- ✓ 399/DP1161708
- ✓ 709/1214865
- ✓ 710/1214865
- ✓ 725/DP1202569
- ✓ 757/1202570
- ✓ 758/1202570
- ✓ CP/SP93267

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:3 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

- **Annexure B to VARIATION OR MODIFICATION OF POSITIVE COVENANT**

The Item 17 in DP1084509 as set out in the Section 88B Instrument dated 18 October 2005 is amended as follows:

New paragraph 21.1(g) is inserted with the following words:

> *"(g) pay all contributions and subscription fees in accordance with the Co-operative Rules as they apply from time to time."*

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:4 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Annexure C to VARIATION OR MODIFICATION OF POSITIVE COVENANT

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 79529 was affixed on ~~10 August 2017~~ 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN No. 79529 ★ Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:5 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 77902 was affixed on ...9 April 2018..... in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford ..... Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN No. 77902 ★ Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:6 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 79520 was affixed on 8 May 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: GUY BUTTERWOOD Authority: STRATA MANAGING AGENT

Signature: ..... Name: ..... Authority: .....

Dated:

THE OWNERS - STRATA PLAN NO 79520 ★ Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:7 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 85432 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: State Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN 85432
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:8 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 75774 was affixed on 10 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name:..... Authority.....

Signature: ..... Name: Zac Marshall Authority Strata Manager.

Dated:

THE OWNERS - STRATA PLAN NO. 75774
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:9 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 89924 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN No. 89924 ★ Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:10 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 90188 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority Strata managing Agent

Signature: ..... Name: ..... Authority .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN NO. 90188 * Common Seal

11792902_9.docx

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:11 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 89923 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford ..... Authority Strata Managing Agent

Signature: ..... Name: ..... Authority .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN NO. 89923 ★ Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:12 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 90232 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Gary Beresford ..... Authority: State Manager Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN NO. 90232 * Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:13 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 90459 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN No 90459 * Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:14 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 92529 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford ..... Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN SP92529
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:15 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 91875 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford ..... Authority: State Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN 91875
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:16 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 93440 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: Strata Manager Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN 93440
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:17 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 92331 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN 92331
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:18 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 92332 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS · STRATA PLAN 92332
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:19 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 93268 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Guy Beresford Authority Strata manager Agent

Signature: ..... Name: ..... Authority .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN 93268
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:20 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 23

Attestation

The seal of The Owners - Strata Plan No 93267 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: Amy Beresford Authority: Strata Managing Agent

Signature: ..... Name: ..... Authority: .....

Dated: 9 April 2018

THE OWNERS - STRATA PLAN 93267
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:21 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 17 July 2017 , it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 79529 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 79529, the registered proprietor of CP/SP79529, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 79529
in accordance with section 273 of the
Strata Schemes Management Act 2015

THE OWNERS - STRATA PLAN No. 79529 Common Seal

~~Executive Committee Member~~
STRATA MANAGING AGENT

Guy Beresford
Print name of signatory

Executive Committee Member

Print name of signatory

11792902_9.docx

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:22 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 21 March 2017 , it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 77902 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 77902, the registered proprietor of CP/SP77902, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number ~~12~~ in DP 1084509.

THE OWNERS - STRATA PLAN No. 77902 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 77902
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~ STRATA MANAGING AGENT	Executive Committee Member
GUY BEREFORD	
Print name of signatory	Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:23 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 1 July 2017, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 79520 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT
Owners Corporation

We, Owners – Strata Plan No 79520, the registered proprietor of CP/SP79520, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN NO. 79520 ★ Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 79520
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

GUY BERESFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:24 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 27 April 2018, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 85432 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT
Owners Corporation

We, Owners – Strata Plan No 85432, the registered proprietor of CP/SP85432, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN 85432 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 85432
in accordance with section 273 of the
Strata Schemes Management Act 2015

Executive Committee Member
STRATA MANAGING AGENT

GUY BERESFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:25 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 28 June 2017, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 75774 was affixed on 10 April 2018. in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated: :

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 75774, the registered proprietor of CP/SP75774, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 75774
in accordance with section 273 of the
Strata Schemes Management Act 2015

THE OWNERS - STRATA PLAN NO. 75774 ★ Common Seal

MH 9.5.18
MICHELLE HAT AUTHORISED TO AMEND

~~Executive Committee Member~~ STRATA MANAGING AGENT

Executive Committee Member

Zac Marshall

Print name of signatory

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:26 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 12 March 2018, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 89924 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 89924, the registered proprietor of CP/SP89924, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN No. 89924 ★ Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 89924
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

GUY BERESFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:27 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 5 March 2018, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 90188 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT
Owners Corporation

We, Owners – Strata Plan No 90188, the registered proprietor of CP/SP90188, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN NO. 90188 * Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 90188
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

Executive Committee Member

Guy BERESFORD
Print name of signatory

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:28 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 3 April 2017, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 89923 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 89923, the registered proprietor of CP/SP89923, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 89923
in accordance with section 273 of the
Strata Schemes Management Act 2015

THE OWNERS - STRATA PLAN No. 89923 ★ Common Seal

~~Executive Committee Member~~
STRATA MANAGING AGENT

Executive Committee Member

GUY BERESFORD
Print name of signatory

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:29 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 3 April 2018 , it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 90232 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 90232, the registered proprietor of CP/SP90232, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN No. 90232 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 90232
in accordance with section 273 of the
Strata Schemes Management Act 2015

Executive Committee Member
STRATA MANAGING AGENT

Guy BERESFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:30 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 13 March 2018, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 90459 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 90459, the registered proprietor of CP/SP90459, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN No. 90459 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 90459
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

GUY BEDFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:31 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 19 June 2017, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 92529 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 79529, the registered proprietor of CP/SP92529, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN SP92529 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 92529
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

Guy SPRESSPORD
Print name of signatory

Executive Committee Member

Print name of signatory

11792902_9.docx

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:32 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 11 November 2015, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 91875 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT
Owners Corporation

We, Owners – Strata Plan No 91875, the registered proprietor of CP/SP91875, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number ~~17~~ in DP 1084509.

THE OWNERS - STRATA PLAN 91875 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 91875
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

Guy Beresford
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:33 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 9 November 2016, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 93440 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 93440, the registered proprietor of CP/SP93440, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN 93440 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 93440
in accordance with section 273 of the
Strata Schemes Management Act 2015

~~Executive Committee Member~~
STRATA MANAGING AGENT

GUY BEREsford
Print name of signatory

Executive Committee Member

Print name of signatory

~~32 of 44~~
33 of ~~45~~ 50

11792902_9.docx

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:34 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 31 October 2016., it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 92331 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 92331, the registered proprietor of CP/SP92331, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 92331
in accordance with section 273 of the
Strata Schemes Management Act 2015

THE OWNERS - STRATA PLAN 92331 Common Seal

~~Executive Committee Member~~
STRATA MANAGING AGENT

Executive Committee Member

Guy Bickerton
Print name of signatory

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:35 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 3 November 2016 , it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 92332 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 92332, the registered proprietor of CP/SP92332, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

THE OWNERS - STRATA PLAN 92332 Common Seal

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 92332
in accordance with section 273 of the
Strata Schemes Management Act 2015

Executive Committee Member
STRATA MANAGING AGENT

GUY BEREFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:36 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 27 March 2018 , it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 93268 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 93268, the registered proprietor of CP/SP93268, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 93268
in accordance with section 273 of the
Strata Schemes Management Act 2015

THE OWNERS - STRATA PLAN 93268 Common Seal

~~Executive Committee Member~~
STRATA MANAGING AGENT

Executive Committee Member

Guy KERESFORD
Print name of signatory

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:37 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 13

Certificate of Owners Corporation

Special Resolution

The owners corporation certifies that on 11 April 2018, it passed a special resolution, pursuant to the Strata Schemes Development Act 2015, authorising the dealing or plan with this certificate.

The resolution was passed after the expiration of the initial period or, the original owner owns all of the lots in the strata scheme or, an order has been made under section 27 Strata Schemes Management Act 2015 authorising the registration of the dealing.

Where the dealing or plan disposes of common property, all unregistered interests in the common property being disposed of and of which the owners corporation has been notified, have been released in accordance with section 36(1)(c) Strata Schemes Development Act 2015.

The seal of The Owners - Strata Plan No 93267 was affixed on 9 April 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: ..... Authority: .....

Signature: ..... Name: ..... Authority: .....

Dated:

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Owners Corporation

We, Owners – Strata Plan No 93268, the registered proprietor of CP/SP93268, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Signed, Sealed and Delivered by
The Owners – Strata Plan No. 93267
in accordance with section 273 of the
Strata Schemes Management Act 2015

THE OWNERS - STRATA PLAN 93267 Common Seal

~~Executive Committee Member~~
STRATA MANAGING AGENT

GUY REEDSFORD
Print name of signatory

Executive Committee Member

Print name of signatory

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:38 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 10

Certificate re Initial Period

The owners corporation certifies that in respect of the strata scheme:

*that the initial period has expired.

~~*the original proprietor owns all of the lots in the strata scheme and any purchaser under an exchanged contract for the purchase of a lot in the scheme has consented to any plan or dealing being lodged with this certificate.~~

The seal of The Owners - Strata Plan No 77902 was affixed on 8 MAY 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: GUY BEDFORD Authority: STRATA MANAGING AGENT

Signature: ..... Name: ..... Authority: .....

Dated:

THE OWNERS - STRATA PLAN No. 77902 ★ Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:39 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 10

Certificate re Initial Period

The owners corporation certifies that in respect of the strata scheme:

*that the initial period has expired.

~~*the original proprietor owns all of the lots in the strata scheme and any purchaser under an exchanged contract for the purchase of a lot in the scheme has consented to any plan or dealing being lodged with this certificate.~~

The seal of The Owners - Strata Plan No 90459 was affixed on 8 MAY 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: GUY ROCKFORD Authority: STRATA MANAGING AGENT

Signature: ..... Name: ..... Authority: .....

Dated:

THE OWNERS - STRATA PLAN No. 90459 Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:40 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 10

Certificate re Initial Period

The owners corporation certifies that in respect of the strata scheme:

*that the initial period has expired.

~~*the original proprietor owns all of the lots in the strata scheme and any purchaser under an exchanged contract for the purchase of a lot in the scheme has consented to any plan or dealing being lodged with this certificate.~~

The seal of The Owners - Strata Plan No 93268 was affixed on 8 MAY 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: GUY BERESFORD Authority: STRATA MANAGING AGENT

Signature: ..... Name: ..... Authority: .....

Dated:

THE OWNERS - STRATA PLAN 93268
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:41 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 10

Certificate re Initial Period

The owners corporation certifies that in respect of the strata scheme:

*that the initial period has expired.

~~*the original proprietor owns all of the lots in the strata scheme and any purchaser under an exchanged contract for the purchase of a lot in the scheme has consented to any plan or dealing being lodged with this certificate.~~

The seal of The Owners - Strata Plan No 90232 was affixed on 8 May 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: GUY BRADFORD Authority: STRATA MANAGING AGENT

Signature: ..... Name: ..... Authority: .....

Dated:

THE OWNERS - STRATA PLAN No. 90232 Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:42 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Approved Form 10

Certificate re Initial Period

The owners corporation certifies that in respect of the strata scheme:

*that the initial period has expired.

~~*the original proprietor owns all of the lots in the strata scheme and any purchaser under an exchanged contract for the purchase of a lot in the scheme has consented to any plan or dealing being lodged with this certificate.~~

The seal of The Owners - Strata Plan No 85432 was affixed on 8 MAY 2018 in the presence of the following person(s) authorised by section 273 Strata Schemes Management Act 2015 to attest the affixing of the seal.

Signature: ..... Name: GUY BRADFORD Authority STRATA MANAGING AGENT

Signature: ..... Name: ..... Authority .....

Dated:

THE OWNERS - STRATA PLAN 85432
Common Seal

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:43 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 1 Pty Limited

We, Discovery Point No. 1 Pty Limited, the registered proprietor of folio identifiers 557/1192909, , 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness:
4 Sackville St Manly.

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

Signature of attorney:

Attorney's name: Nigel Edgar.
Signing on behalf of: Discovery Point No. 1 Pty Limited
Power of attorney-Book: 4735
-No.: 818

9.5.18 MICHELLE TAT Authorised to amend

9.5.18 MICHELLE TAT Authorised to amend

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 2 Pty Limited

We, Discovery Point No. 2 Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness:
4 Sackville St Manly

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

Signature of attorney:

Attorney's name: Nigel Edgar
Signing on behalf of: Discovery Point No. 2 Pty Limited
Power of attorney-Book: 4735
-No.: 818

9.5.18 MICHELLE TAT Authorised to amend

9.5.18 MICHELLE TAT Authorised to amend

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:44 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 3A Pty Limited

We, Discovery Point No. 3A Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

9.5.18 MICHELLE TAT Authorised to amend

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness:
4 Sackville St Mawbra

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: Nigel Fagan
Signing on behalf of: Discovery Point No. 3A Pty Limited
Power of attorney-Book: 4735
-No.: 818

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 3B Pty Limited

We, Discovery Point No. 3B Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865,725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

9.5.18 MICHELLE TAT Authorised to amend

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness:
4 Sackville St Mawbra

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL FAGAN.
Signing on behalf of: Discovery Point No. 3B Pty Limited
Power of attorney-Book: 4735
-No.: 818

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:45 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 4 Pty Limited

We, Discovery Point No. 4 Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

MJ 9.5.18 MICHELLE TAT Authorised to amend

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Manahan

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

MJ 9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL EDGAR
Signing on behalf of: Discovery Point No. 4 Pty Limited
Power of attorney-Book: 4735
-No.: 818

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 5 Pty Limited

We, Discovery Point No. 5 Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

MJ 9.5.18 MICHELLE TAT Authorised to amend

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Manahan

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

MJ 9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL EDGAR
Signing on behalf of: Discovery Point No. 5 Pty Limited
Power of attorney-Book: 4735
-No.: 819

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:46 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 6 Pty Limited

We, Discovery Point No. 6 Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865,725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor~~'s attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Manly

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

Signature of attorney:

Attorney's name: NIGEL EDGAR.
Signing on behalf of: Discovery Point No. 6 Pty Limited
Power of attorney-Book: 4735
-No.: 818

9.5.18 MICHELLE TAT Authorised to amend

9.5.18 MICHELLE TAT Authorised to amend

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 7A Pty Limited

We, Discovery Point No. 7A Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor~~'s attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Manly

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

Signature of attorney:

Attorney's name: NIGEL EDGAR
Signing on behalf of: Discovery Point No. 7A Pty Limited
Power of attorney-Book: 4735
-No.: 818

9.5.18 MICHELLE TAT Authorised to amend

9.5.18 MICHELLE TAT Authorised to amend

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:47 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 7B Pty Limited

We, Discovery Point No. 7B Pty Limited, the registered proprietor of folio identifiers 557/1192909, , 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

MJT 9.5.18 MICHELLE TAT Authorised to amend

I certify that I am an eligible witness and that the ~~transferor's~~ registered proprietor's attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Maroubra

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ registered proprietor's attorney who signed this dealing pursuant to the power of attorney specified.

MJT 9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name:
Signing on behalf of: Discovery Point No. 7B Pty Limited
Power of attorney-Book: 4735
-No.: 618

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 8 Pty Limited

We, Discovery Point No. 8 Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

MJT 9.5.18 MICHELLE TAT Authorised to amend

I certify that I am an eligible witness and that the ~~transferor's~~ registered proprietor's attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Maroubra

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ registered proprietor's attorney who signed this dealing pursuant to the power of attorney specified.

MJT 9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name:
Signing on behalf of: Discovery Point No. 8 Pty Limited
Power of attorney-Book: 4735
-No.: 818

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:48 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 9A Pty Limited

We, Discovery Point No. 9A Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

9.5.18 MICHELLE TAT Authorised to amend

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Manalbra

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL EDGAR.
Signing on behalf of: Discovery Point No. 9A Pty Limited
Power of attorney-Book: 4735
-No.: 818

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 9B Pty Limited

We, Discovery Point No. 9B Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

9.5.18 MICHELLE TAT Authorised to amend

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Manalbra

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL EDGAR
Signing on behalf of: Discovery Point No. 9B Pty Limited
Power of attorney-Book: 4735
-No.: 818

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:49 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point No. 10 Pty Limited

We, Discovery Point No. 10 Pty Limited, the registered proprietor of folio identifiers 557/1192909, 605/1192906, 709/1214865, 725/1202569 and 758/1202570 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

MJT 9.5.18 MICHELLE TAT Authorised to amend

registered proprietors

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Maroubra

registered proprietors

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

MJT 9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL EDGAR
Signing on behalf of: Discovery Point No. 10 Pty Limited
Power of attorney-Book: 4755
-No.: 818

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point Devt Pty Ltd

We, Discovery Point Devt Pty Limited, the registered proprietor of folio identifier 709/1214865 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

I certify that I am an eligible witness and that the ~~transferor's attorney~~ signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness: 4 Sackville St Maroubra.

Certified correct for the purposes of the Real Property Act 1900 ~~by the transferor's attorney who signed this dealing pursuant to the power of attorney specified.~~

Signature of ~~attorney~~ directors:

Attorney's name: STEVEN HOWARD MATTHEW BANCA
Signing on behalf of: Discovery Point Devt Pty Limited
~~Power of attorney-Book~~:
~~No.~~:

and executed on behalf of the company named below by the authorised persons whose signatures appear below pursuant to section 127 of the Corporations Act 2001.

Req:R284487 /Doc:DL AN278474 /Rev:28-May-2018 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:52 /Seq:50 of 50
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point Pty Limited

We, Discovery Point Pty Limited, the registered proprietor of folio identifier 709/1214865 consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

MH 9.5.18 MICHELLE TAT Authorised to amend

registered proprietor's

I certify that I am an eligible witness and that the ~~transferor's~~ attorney signed this dealing in my presence.
[See note* below].

Signature of witness:

Name of witness: Todd Perry
Address of witness:
4 Lockyer St
Maroubra.

registered proprietor's

Certified correct for the purposes of the Real Property Act 1900 by the ~~transferor's~~ attorney who signed this dealing pursuant to the power of attorney specified.

MH 9.5.18 MICHELLE TAT Authorised to amend

Signature of attorney:

Attorney's name: NIGEL EAGAR.
Signing on behalf of: Discovery Point Pty Limited
Power of attorney-Book: 4755
-No.: 818

CONSENT TO VARIATION OR MODIFICATION OF POSITIVE COVENANT

Discovery Point Co-operative Limited

We, Discovery Point Co-operative Limited, the registered proprietor of folio identifiers 757/1202570, 607/1192906, 710/1214865, 511/1172312 and 399/1161708, consents to the registration of the Variation or Modification of Positive Covenant in respect of positive covenant number 17 in DP 1084509.

Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.
Company: Discovery Point Co-operative Limited
Authority: section 49(1) of the Co-operatives National Law

Signature of authorised person:

Name of authorised person:
Office held: BOARD MEMBER/Director

Signature of authorised person:

Name of authorised person: Todd Perry.
Office held: Board Member/Director

*s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identity documentation

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:1 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS PROFITS À PRENDRE INTENDED TO BE CREATED OR RELEASED AND RESTRICTIONS ON THE USE OF LAND OR POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919

DP1084509

Plan of Subdivision of Lot 10 in DP1062413
covered by Subdivision Certificate No. SC 79/2005
dated 18 October 2005
and easements over Lots 11, 12 & 13 in
DP1062413

Full name and address of proprietors of the land:

Discovery Point No. 1 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 2 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 3A Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 3B Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 4 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 5 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 6 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 7A Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 7B Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:2 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

DP1084509

Discovery Point No. 8 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 9A Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 9B Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

Discovery Point No. 10 Pty Limited, Level 3, 1C Homebush Bay Drive, RHODES NSW 2138

PART 1 - CREATION

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
1	Easement for support and shelter (whole of lot)	Lot 101	Every other lot
		Lot 102	Every other lot
2	Easement for services (whole of lot)	Each lot	Every other lot
3	Easement for drainage 1.9 wide (EQ) limited in height and depth	Lot 101	Lot 102, Lots 11 and 13 in DP1062413 and Rockdale City Council
		Lot 102	Lot 101, Lots 11 and 13 in DP1062413 and Rockdale City Council

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:3 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
4	Easement for installation of services variable width limited in height and depth (EC)	Lot 102	Lot 101
5	Right of carriageway 6 wide and variable width limited in height and depth (ED)	Lot 102	Lots 100 and 101, and Lot 11 in DP1062413
6	Right of temporary carriageway variable width limited in height and depth (ER)	Lot 102	Lots 100 and 101, and Lot 11 in DP1062413
7	Easement for kitchen exhaust variable width limited in height and depth (EE)	Lot 102	Lot 101
8	Easement for access to kitchen exhaust variable width limited in height and depth (EG)	Lot 102	Lot 101
9	Easement for access to garbage room 1.24 wide limited in height and depth (EI)	Lot 102	Lot 101
10	Easement for emergency egress variable width limited in height and depth (EJ)	Lot 102	Lots 100 and 101
11	Easement for temporary emergency egress (EK) variable width limited in height and depth 1.16 & 3.175	Lot 100 Lot 102	Lots 101 and 102 Lots 100 and 101

JM

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:4 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
12	Easement for access to and use of swimming pool and gym (EM) variable width limited in height and depth	Lot 102	Lots 11, 12 and 13 in DP1062413
13	Easement for carpark exhaust (EN) 1.3 wide limited in height and depth	Lot 101	Lot 102
14	Easement for irrigation tank (EP) variable width limited in height and depth	Lot 102 Lot 13 in DP1062413	Lots 100 and 101, and Lots 11 and 13 in DP1062413 Lot 11 in DP1062413, Lots 100, 101 and 102
15	Easement for electricity purposes 2 wide and variable (ES) limited in height and depth	Lots 101 and 102	EnergyAustralia
16	Right of carriageway variable width limited in height and depth (ET)	Lots 101 and 102	EnergyAustralia
17	Positive covenant	Each lot Lots 11 and 12 in DP1062413	Rockdale City Council
18	Positive covenant	Each lot	Rockdale City Council
19	Positive covenant	Each lot	Rockdale City Council
20	Positive covenant	Each lot	Rockdale City Council

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:5 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
21	Positive Covenant and easement for access (EL)	Lots 101 and 102	Rockdale City Council
22	Easement for support 0.1 wide and variable width limited in height and depth (EU)	Lot 11 in DP1062413 Lots 100, 101 and 102	Lots 100, 101 and 102 Lot 11 in DP1062413
23	Right of temporary access variable width (EA)	Lot 11 in DP1062413	Each lot
24	Easement for carpark exhaust system variable width limited in height and depth (EV)	Lot 102	Lot 100, lots 11 and 13 in DP1062413
25	Easement for shared hydraulic, fire and communication services (EW)	Lot 102	Lots 100 and 101, lots 11 and 13 in DP1062413
26	Easement for hydraulic, fire and communication services plant variable width limited in height and depth (EX)	Lot 101 Lot 102	Lots 100 and 102, lots 11 and 13 in DP1062413 Lots 100 and 101, lots 11 and 13 in DP1062413
27	Right of carriageway variable width limited in height and depth (EB)	Lots 101 and 102 Lot 13 in DP1062413	Lots 11 and 13 in DP1062413 Lots 101 and 102

Ø 0·83, 0·89, 1·0, 1·375 &

JM

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:6 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
28	Right of access 2 wide limited in height and depth (EY)	Lot 101	EnergyAustralia
29	Easement for ventilation services # 6 WIDE & variable width limited in height and depth (EF)	Lot 102	Lot 101
30	Easement for access and construction and Specified Services ~~variable width~~ (whole of lots)	Each lot	Lots 11 and 13 in DP1062413
31	Easement for amenities variable width limited in height and depth (EZ)	Lot 102	Lot 101
32	Easement for access for passive recreational purposes (whole of lot)	Lot 13 in DP1062413	Each lot Lots 11 and 12 in DP1062413
33	Easement for access to Shared Facilities (whole of lot)	Each lot	Every other lot

JM JM

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:7 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

PART 2 - TERMS

1 Interpretation

1.1 Definitions

These meanings, in any form, apply unless the contrary intention appears:

Act means the *Conveyancing Act 1919 (NSW)*.

Authorised User means every person authorised by the Grantee for the purposes of an easement, positive covenant and restriction on use created by this instrument. Subject to the terms of an easement, positive covenant and restriction on use, an Authorised User includes, without limitation, the tenants, employees, agents, contractors and licensees of the Grantee.

Benefited Owner means:

(a) an owners corporation under the Development Act created on subdivision of a Lot Benefited; or

(b) an owner of a stratum lot within the meaning of section 196C of the *Conveyancing Act 1919 (NSW)* created on subdivision of a Lot Benefited; or

(c) an owner of a community development lot within the meaning of the *Community Land Development Act 1989 (NSW)* created on subdivision of a Lot Benefited; or

(d) a community association under the *Community Land Development Act 1989 (NSW)* created on subdivision of a Lot Benefited.

Building Management Committee means any building management committee for Precinct 1 constituted under the Development Act and a Strata Management Statement.

Business Day means any day other than a Saturday, Sunday or public holiday in New South Wales.

Carpark Exhaust means the air plennum for the carpark exhaust system and all pipes, ducts, vents, conduit tracks, cables, rises and other services or equipment (including fans as applicable) associated with the use, operation, maintenance, repair or replacement of the carpark exhaust system.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:8 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Co-operative means the trading co-operative under the *Co-operatives Act 1992 (NSW)* for Discovery Point which may be registered with the Office of Fair Trading Registry of Co-operatives (or other relevant body from time to time) before or after registration of this instrument, the members of which are bound by the Co-operative Rules.

Co-operative Rules means the rule of the Co-operative in accordance with the *Co-operatives Act 1992 (NSW)* which regulates the management and operation of Discovery Point.

Council means Rockdale City Council.

Development Act means the *Strata Schemes (Freehold Development) Act 1973 (NSW)*.

Discovery Point is the development (being a staged development) comprised of the land in the Plan and the land contained in Lots 11, 12 and 13 in DP1062413 and Lot 2 DP1048491 (or any lots created upon the further subdivision, or subdivision and consolidation of those lots).

Easement Site means in relation to an easement, positive covenant and restriction on use in this instrument:

(a) the site of an easement, positive covenant and restriction on use identified on the Plan; and

(b) all items within the site of the easement, positive covenant and restriction on use identified on the Plan which are the subject of the easement, positive covenant or restriction on use.

Electricity Substation means the electricity substation servicing the lots in the Plan located on the Princes Highway.

Government Agency means any government or governmental, semi-governmental, quasi-governmental, administrative, fiscal or judicial body, department, commission, authority, tribunal, agency or entity having jurisdiction over any lot in the Plan from time to time.

Grantee means:

(a) the owner of an estate in fee simple or mortgagee in possession of a Lot Benefited; and

(b) the owners corporation under the Development Act in respect of a Lot Benefited; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:9 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) the community association under the *Community Land Development Act 1989 (NSW)* in respect of a Lot Benefited; and

(d) an authority benefited.

Grantor means:

(a) the owner of an estate in fee simple or mortgagee in possession of a Lot Burdened; and

(b) the owners corporation under the Development Act in respect of a Lot Burdened; and

(c) the community association under the *Community Land Development Act 1989 (NSW)* in respect of a Lot Burdened.

Gym is the gymnasium forming part of Lot 102 in the Plan. The Gym includes:

(a) the exercise and other equipment located in the Gym; and

(b) change rooms adjacent to the Gym.

Irrigation Tank means the irrigation (or harvesting) tank located in Precinct 1 and includes items associated with the use, operation, maintenance, repair or replacement of this structure (including, but not limited to, all ancillary pipes, ducts, vents, drains, pits, grates, tanks, chambers, basins and surfaces designed to temporarily detain stormwater and other services or equipment associated with the use).

Kitchen Exhaust means the kitchen exhaust services (including pipes, ducts and vents) located through, and having its outlet on the roof of, the building comprised in the Lot Burdened.

Lot Benefited means a lot benefited by an easement, positive covenant or restriction on use in this instrument.

Lot Burdened means a lot burdened by an easement, positive covenant or restriction in this instrument.

Management Statement means:

(a) a strata management statement under the Development Act; or

(b) a building management statement under the *Conveyancing Act 1919 (NSW)*;

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:10 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) a community management statement under the *Community Land Development Act 1989 (NSW)*.

Occupier means each lessee or licensee from time to time (including each subordinate lessee or licensee) of the Lot Burdened.

Plan means the plan of subdivision to which this instrument relates.

Precinct 1 means the land and improvements erected in lots 101 and 102 in the Plan.

Precinct 2 means the land and improvements erected in lot 100 in the Plan and lot 11 in Deposited Plan 1062413 (and any lots created upon subdivision or subdivision and consolidation of that lot).

Precinct 3 means the land and improvements erected in lot 12 in Deposited Plan 1062413 (and any lots created upon subdivision or subdivision and consolidation of that lot).

Precinct 4 means the land and improvements erected in lot 13 in Deposited Plan 1062413 (and any lots created upon subdivision or subdivision and consolidation of that lot).

Services includes those services defined in section 8AB of the Development Act and:

(a) the supply of water, gas, electricity or artificially heated or cooled air; and

(b) the provision of sewerage and drainage; and

(c) telephone, radio, television or other transmission means; and

(d) security systems; and

(e) kitchen exhaust and grease arrestor systems; and

(f) plant and plant rooms; and

(g) fire hydrant and sprinkler systems; and

(h) irrigation systems; and

(i) lifts; and

(j) ventilation (mechanical or otherwise) system; and

(k) any other facility, supply or transmission,

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:11 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

whether designed for commercial or domestic use and including any wires, ducts, cables, conduit tracks, pipes and rises for that service.

Shared Facilities has the meaning it has in the Strata Management Statement and the Co-operative Rules.

Stormwater Detention System the storm water detention tanks located throughout Precinct 1 and includes items associated with the use of this structure (including, but not limited to all ancillary drains, pits, grates, tanks, chambers, basins and surfaces designed to temporarily detain stormwater).

Strata Management Statement means a strata management statement registered according to the Development Act which applies to lots 101 and 102 in the Plan.

Strata Plan means a strata plan under the Development Act.

Swimming Pool means the swimming pool and surrounding area located in Lot 102 in the Plan. The Swimming Pool Areas includes:

(a) the swimming pool; and

(b) equipment and relevant Services (as applicable) used to operate and maintain the swimming pool (including pumps).

Ventilation Unit means any external condensor units, cables, conduits, pipes and wires for air conditioning purposes designed for external installation which services a Lot Benefited. This does not include fan coil units designed and intended for internal installation in the Lot Benefited.

1.2 References to certain terms

Unless a contrary intention appears, a reference in this instrument to:

(a) **(reference to anything)** a reference to anything is a reference to the whole or each part of it; and

(b) **(references to statute)** a law, ordinance or code includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of them; and

(c) **(singular includes plural)** the singular includes the plural and vice versa; and

(d) **(meaning not limited)** the words "include", "including", "for example" or "such as" are not used as, nor are they interpreted as, words of limitation and, when

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:12 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

introducing an example, do not limit the meaning of the words to which the example relates to that example or examples of similar kind.

1.3 Headings

Headings do not affect the interpretation of this instrument.

1.4 Positive covenants and maintenance requirements

A requirement in an easement, positive covenant or restriction on use in this instrument which requires a Grantee or Grantor to maintain or repair an Easement Site or Lot Burdened or any thing in an Easement Site or a Lot Burdened is a positive covenant according to section 88BA of the Act.

2 Interpretation

2.1 Application of this clause

This clause applies to each easement, positive covenant and restriction on use in this instrument, except where the contrary intention is expressed.

2.2 Covenants and agreements

The easements, positive covenants and restrictions on use, including in this clause and clauses 3 ("Complying with this instrument, the Strata Management Statement and the Co-operative Rules") and 4 ("Effect of the Strata Management Statement and the Co-operative Rules"), in each of the easements, positive covenants and restrictions on use in this instrument are covenants and agreements between:

(a) each Grantee for itself, its successors and every person who is entitled to an estate or interest in possession of the Lot Benefited or any part of it with which the right is capable of enjoyment; and

(b) each Grantor for itself, its successors and every person who is entitled to an estate or interest in possession of the Lot Burdened or any part of it with which the right is capable of enjoyment

to the intent that the benefit and burden of those covenants and agreements are annexed to and pass with the benefits and burdens of the easements, positive covenants and restrictions on use.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:13 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

2.3 Release

The Grantee and its Authorised Users enter upon the Lot Burdened at their own risk and the Grantee hereby releases the Grantor from any claims and demands of every kind and from all liability that may arise in respect of any accident or damage to property or death or injury to any person entering upon the Lot Burdened under the terms of this instrument unless the loss is caused by the negligence of the Grantor.

2.4 Indemnity

The Grantee agrees to indemnify the Grantor against any loss suffered or incurred by the Grantor arising from or in consequence of the exercise of rights under an easement, positive covenant or restriction on use in this instrument by the Grantee and any of its Authorised Users, unless the loss is caused by the negligence of the Grantor, including but not limited to:

(a) damage to the Lot Burdened, except fair wear and tear; and

(b) damage to any property of the Grantor or any other person; and

(c) injury to any person on or near the Lot Burdened.

2.5 Notice to owner

If a notice to the Grantor is required to be given under this instrument, that notice must also be given to the Occupier of the Lot Burdened. If the Grantor is an owners corporation or community association, the notice must be given to the strata manager and the on-site manager for the owners corporation or community association, if any. Notice required in the case of an emergency may be given verbally.

3 Complying with this instrument, the Strata Management Statement and the Co-operative Rules

3.1 Application of this clause

This clause applies to each easement, positive covenant and restriction on use in this instrument, except where the contrary intention is expressed.

3.2 Obligations of Grantees and Grantors

Each Grantee and Grantor must, as appropriate, comply with the terms of the easements, positive covenants and restrictions on use in this instrument.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:14 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

3.3 Obligations for Authorised Users

For each easement, positive covenant and restriction on use in this instrument, each Grantee must use reasonable endeavours to ensure that its Authorised Users comply with the terms of the instrument when they exercise their rights or comply with their obligations under the instrument.

3.4 Complying with the Strata Management Statement

For each easement, positive covenant and restriction on use in this instrument, the Grantee must:

(a) comply with a Strata Management Statement; and

(b) use reasonable endeavours to ensure that its Authorised Users comply with the Strata Management Statement.

3.5 Complying with the Co-operative Rules

For each easement, positive covenant and restriction on use in this instrument, the Grantee must:

(a) comply with the Co-operative Rules; and

(b) use reasonable endeavours to ensure that its Authorised Users comply with the Co-operative Rules,

with effect from the date of incorporation of the Co-operative.

4 Effect of the Strata Management Statement and the Co-operative Rules

4.1 Application of this clause

This clause applies to each easement, positive covenant and restriction on use in this instrument, except where the contrary intention is expressed.

4.2 Requirements about making rules

If a Grantor is entitled under an easement, positive covenant or restriction on use to make rules about the use of an Easement Site, covenant or restriction by a Grantee or Authorised User, the rules must be consistent with the easement, covenant or restriction.

Council Authorised ~~Person~~

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:15 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

4.3 Costs regulated under a Strata Management Statement or Co-operative Rules

If a Strata Management Statement or the Co-operative Rules regulate the apportionment of costs in relation to an easement, Easement Site, positive covenant or restriction on use and there is an inconsistency between the apportionment of costs in this instrument and the Strata Management Statement or the Co-operative Rules, this instrument prevails to the extent of the inconsistency.

4.4 Complying with obligations

If a Strata Management Statement or the Co-operative Rules allocate responsibility for complying with obligations under an easement, positive covenant or restriction on use to a different person than that set out in the easement, positive covenant or restriction on use (eg the obligation is imposed on a Building Management Committee or the Co-operative), this instrument prevails to the extent of the inconsistency.

5 Terms of easement for support and shelter (whole of lot) numbered 1 in the Plan

5.1 Grant of easement

An easement for subjacent and lateral support and shelter in any direction of those parts of the building now or in the future erected on the Lot Benefited by those parts of the Lot Burdened and any structures erected on the Lot Burdened as are capable of affording or reasonably intended to provide that support and shelter.

5.2 Obligations when exercising rights

The Grantee and its Authorised Users may enter and remain on the Lot Burdened for the purposes of inspecting, constructing, repairing, maintaining or renewing any support and shelter to the Lot Benefited located on the Lot Burdened subject to the following conditions:

(a) the Grantee and its Authorised Users must take all reasonable steps to minimise disturbance or damage to the Grantor, the Lot Burdened, the Occupiers and contents of the Lot Burdened; and

(b) except in emergency, the Grantee and its Authorised Users must give reasonable notice to the Grantor of its intention to enter the Lot Burdened.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:16 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

5.3 Effect of a Strata Management Statement

If a Strata Management Statement is registered resulting in the creation of an easement for support and shelter under section 8AA of the Development Act and there is an inconsistency between the terms of this easement and the easement created under section 8AA, then to the extent of that inconsistency the terms of the easement under section 8AA apply.

5.4 Effect of a subdivision

If a Strata Plan subdividing a Lot Benefited is registered resulting in the creation of an easement for support and shelter under section 8AA of the Development Act, and there is an inconsistency between the terms of this easement and the easement created under section 8AA, then to the extent of that inconsistency the terms of the easement under section 8AA apply.

6 Terms of easement for services (whole of lot) numbered 2 in the Plan

6.1 Grant of easement

The Grantee and its Authorised Users may:

(a) utilise the Services constructed on the Lot Burdened by the Grantor that exist as at the date the occupation certificate issues for the building erected on the Lot Burdened by connecting to these Services; and

(b) use the Lot Burdened to provide Services to or from the Lot Benefited; and

(c) do anything reasonably necessary for that purpose, including:

(i) entering the Lot Burdened; and

(ii) taking anything on to the Lot Burdened; and

(iii) carrying out work, such as constructing, placing, repairing or maintaining pipes, poles, wires, cables, ducts, conduits, structures and equipment.

6.2 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee and Authorised Users must:

(a) except in an emergency, give the Grantor or its nominee not less than 48 hours notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:17 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable; and

(b) if required by the Grantor, when exercising rights under this easement be accompanied by and comply with the reasonable directions of the Grantor's nominee; and

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Service to the Lot Burdened in circumstances where the Grantor or Occupier of the Lot Burdened may suffer interruption to the business or commercial activities lawfully conducted on the Lot Burdened; and

(d) except as provided for in clause 6.3, not carry out any works to the structure of the building and infrastructure located on the Lot Burdened unless it:

(i) obtains the approval of the Grantor to the works proposed to be carried out; and

(ii) consults with a structural engineer nominated by the Grantor at the cost of the Grantee; and

(iii) carries out the recommendations of the structural engineer.

6.3 Attachments of a minor nature

Clause 6.2(d) does not apply to attachments of a minor nature that do not affect the structural integrity of the building, Shared Facilities and infrastructure located on the Lot Burdened (for example, attaching a pipe to existing Services).

6.4 Obligations when exercising rights

When they exercise their rights under this easement, the Grantee must:

(a) ensure all work is done properly; and

(b) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened; and

(c) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(d) make good any collateral damage; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:18 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(e) not interfere with the structural integrity of the building or any infrastructure located on the Lot Burdened without the prior written consent of the Grantor, which consent must not be unreasonably withheld.

6.5 Maintaining Services

The Grantee must maintain its own Services.

6.6 Additional obligations

The Grantee:

(a) acknowledges that this easement is being used in common with the Grantor; and

(b) must not interfere with any of the Services for the Lot Burdened located within the Easement Site from time to time.

6.7 Modification or extinguishment

This easement may only be varied, modified or extinguished with the consent of Council.

7 Terms of easement for drainage 1.9 wide (EQ) limited in height and depth numbered 3 in the Plan

7.1 Creation

Subject to clauses 7.2 to 7.6, an easement for drainage of water is created in the terms of Schedule 8 part 8 of the Act.

7.2 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee and Authorised Users must:

(a) except in an emergency, give the Grantor or its nominee not less than 48 hours notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable; and

(b) if required by the Grantor, when exercising rights under this easement be accompanied by and comply with the reasonable directions of the Grantor's nominee; and

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Service to the Lot Burdened in circumstances where

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:19 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

the Grantor or Occupier of the Lot Burdened may suffer interruption to the business or commercial activities lawfully conducted on the Lot Burdened; and

(d) not carry out any works to the structure of the building and infrastructure located on the Lot Burdened unless it:

(i) obtains the approval of the Grantor to the works proposed to be carried out; and

(ii) consults with a structural engineer and services engineer (as applicable) nominated by the Grantor at the cost of the Grantee; and

(iii) carries out the recommendations of the structural engineer and services engineer (as applicable).

7.3 Buildings and structures

The Grantee acknowledges that the Grantor may erect a building or other structure over the Easement Site, provided that the Grantor does not damage any drainage structures. This does not prevent the Grantor from making alterations or causing temporary interference or interruption with the drainage structures where such matters have been previously agreed with the Grantee (acting reasonably).

7.4 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 7.4, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

7.5 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:20 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

7.6 Exclusion

Clause 2.4 of this instrument does not apply to Council as the authority benefited by this easement.

---

8 Terms of easement for installation of services variable width limited in depth numbered 4 in the Plan

height and JM

8.1 Grant of easement

The Grantee and its Authorised Users may:

(a) use the Lot Burdened, but only within the Easement Site, to provide Services to or from the Lot Benefited with the prior written consent of the Grantor, which consent must not be unreasonably withheld or delayed; and

(b) do anything reasonably necessary for the purposes of this easement, including:

(i) entering the Lot Burdened, and

(ii) taking anything on to the Lot Burdened; and

(iii) carrying out work, such as constructing, placing, installing, repairing, using, operating, maintaining, examining, re-laying, altering, renewing, cleaning, replacing, enhancing, adding to or removing pipes, poles, wires, cables, ducts, conduits, structures and equipment.

8.2 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee and its Authorised Users must:

(a) except in an emergency, give the Grantor not less than 48 hours notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable; and

(b) if required by the Grantor, when exercising rights under this easement be accompanied by, and comply with the reasonable directions of the Grantor's nominee; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:21 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Service to the Lot Burdened; and

(d) not carry out any works to the structure of the building and infrastructure located on the Lot Burdened unless it:

(i) obtains the approval of the Grantor to the works proposed to be carried out, which approval must not be unreasonably withheld or delayed;

(ii) consults with a structural engineer nominated by the Grantor at the cost of the Grantee; and

(iii) carries out the recommendations of the structural engineer.

8.3 Obligations when exercising rights

When they exercise their rights under this easement, the Grantee must:

(a) ensure that any person carrying out works on Services or the Easement Site on their behalf is qualified to do those works; and

(b) ensure all work is done properly and in accordance with the requirements of the Council or Government Agency (as applicable); and

(c) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened; and

(d) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(e) make good any collateral damage; and

(f) not interfere with the structural integrity of the building or any infrastructure located on the Lot Burdened without the prior written consent of the Grantor, which consent must not be unreasonably withheld or delayed.

8.4 Effect

This easement has effect from the date of registration of the Plan and continues to apply if a Strata Management Statement is registered.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:22 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

8.5 Maintaining Services

The Grantee must maintain its own Services.

8.6 Additional obligations of the Grantee

The Grantee:

(a) acknowledges that this easement may be used in common with the Grantor; and

(b) must not interfere with any of the Services for the Lot Burdened located within the Easement Site from time to time.

9 Terms of right of carriageway 6 wide and variable width limited in height and depth (ED) numbered 5 in the Plan

9.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass to and from the Easement Site:

(a) at all times; and

(b) for the purposes of accessing the car parking located on the Lot Burdened; and

(c) by foot; and

(d) by a vehicle that is not more than 2.5 metres high or more than 5 tonnes TARE weight.

9.2 Access to the Easement Site

The Grantor acknowledges and agrees that access to the Easement Site may be regulated by security roller shutters or other security devices to regulate the flow of the vehicular access into the Lot Burdened. The Grantor agrees to provide the Grantee and its Authorised Users with access to the security roller shutters or other security devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise its rights and comply with obligations under this easement.

9.3 Obligations of the Grantee

When they exercise their rights under this easement, the Grantee and its Authorised Users must:

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:23 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) cause as little inconvenience as practicable to the Grantor or an Occupier of a Lot Burdened; and

(b) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(c) comply with access requirements and rules made by the Grantor according to this easement.

9.4 Damage

Grantees and Authorised Users must promptly repair any damage which they cause to a service or the Easement Site.

9.5 No obstruction

The Grantee and its Authorised Users must not:

(a) park or stand a motor vehicle or trailer on the Lot Burdened; or

(b) obstruct the use of the Lot Burdened.

9.6 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 9.6, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

9.7 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:24 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

10 Terms of right of temporary carriageway variable width limited in height and depth (ER) numbered 6 in the Plan

10.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass to and from the Easement Site:

(a) at all times; and

(b) for the purposes of accessing the car parking located on the Lot Burdened; and

(c) by foot; and

(d) by a vehicle that is not more than 2.5 metres high or more than 5 tonnes TARE weight.

10.2 Access to the Easement Site

The Grantor acknowledges and agrees that access to the Easement Site may be regulated by security roller shutters or other security devices to regulate the flow of the vehicular access into the Lot Burdened. The Grantor agrees to provide the Grantee and its Authorised Users with access to the security roller shutters or other security devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise its rights and comply with obligations under this easement.

10.3 Obligations of the Grantee

When they exercise their rights under this easement, the Grantee and its Authorised Users must:

(a) cause as little inconvenience as practicable to the Grantor or an Occupier of a Lot Burdened; and

(b) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(c) comply with access requirements and rules made by the Grantor according to this easement.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:25 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

10.4 Damage

Grantees and Authorised Users must promptly repair any damage which they cause to a service or the Easement Site.

10.5 No obstruction

The Grantee and its Authorised Users must not:

(a) park or stand a motor vehicle or trailer on the Lot Burdened; or

(b) obstruct the use of the Lot Burdened.

10.6 Release

This easement will expire upon:

(a) registration of a plan subdividing the land within Precinct 2; and

(b) alternative permanent vehicular access to Precinct 2 being constructed.

The Grantee agrees to sign all documents and do all things necessary to give remove this easement from the folio for the Lot Burdened following expiry of this easement upon demand by the Grantor. Each party will pay their own costs in connection with the release contemplated in this clause.

11 Terms of easement for kitchen exhaust variable width limited in height and depth (EE) numbered 7 in the Plan

11.1 Grant of easement

Subject to the terms of this easement, the Grantor grants the right to the Grantee and its Authorised Users to:

(a) utilise the Kitchen Exhaust located in the Lot Burdened which services the Lot Benefited; and

(b) install any exhaust fans, vents, pipes, wires, cables, grates, ducts, conduits, plant and other equipment reasonably necessary for the proper use, operation, maintenance, repair or replacement of the Kitchen Exhaust including, without limitation, connecting to electricity supply for the Lot Benefited; and

(c) do anything reasonably necessary for that purpose, including:

(i) taking anything on to the Lot Burdened; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:26 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(ii) carrying out work, such as constructing, placing, repairing or maintaining pipes, poles, wires, cables, ducts, conduits, structures and equipment.

11.2 Obligations of Grantee

The Grantee must:

(a) take all reasonable actions to minimise disturbance to the Grantor and any Occupier of the Lot Burdened when the Grantee or its Authorised Users exercise rights or comply with obligations under this easement; and

(b) take all reasonable precautions in exercising rights and complying with obligations under this easement to ensure that no damage is caused to the Lot Burdened; and

(c) promptly rectify any damage it or its Authorised Users cause to the Lot Burdened when they exercise their rights or comply with their obligations under this easement; and

(d) ensure that any person carrying out works under this easement is qualified to do so; and

(e) comply with the requirements of Council or Government Agencies about Kitchen Exhausts, including requirements about operation, use and maintenance.

11.3 Maintenance and repair

The Grantee must maintain, repair and, where necessary, replace any pipes, wires, cables, ducts, conduits and equipment it installs in the Easement Site or otherwise connecting the Lot Benefited to the Kitchen Exhaust.

12 Terms of easement for access to kitchen exhaust variable width limited in height and depth (EG) numbered 8 in the Plan

12.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the right to the Grantee and its Authorised Users to:

(a) enter and remain (for the periods reasonably necessary) on the Lot Burdened including the roof of the building comprised in the Lot Burdened; and

(b) use elevators or stairs in the Lot Burdened as required to obtain access to the roof of the building comprised in the Lot Burdened

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:27 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

for the purpose of accessing Kitchen Exhaust services described in, and to exercise rights under, easement numbered 7 in the Plan.

12.2 Notice requirements

Except in an emergency, the Grantee or an Authorised User must:

(a) give the Grantor reasonable notice of its intention to enter the Lot Burdened to exercise their rights and comply with their obligations under this easement; and

(b) use their reasonable endeavours to ensure that they exercise their rights and comply with their obligations under this easement before 8.00am and after 6.00pm (or during other times agreed by the Grantor).

12.3 Obligations of Grantee

The Grantee must:

(a) take all reasonable actions to minimise disturbance to the Grantor or any Occupier of the Lot Burdened when the Grantee or its Authorised Users exercise rights or comply with obligations under this easement; and

(b) take all reasonable precautions in exercising rights and complying with obligations under this easement to ensure that no damage is caused to the Lot Burdened; and

(c) promptly rectify any damage it or its Authorised Users cause to the Lot Burdened when they exercises their rights or comply with their obligations under this easement.

12.4 Access to the Easement Site

(a) The Grantee acknowledges and agrees that:

(i) access to that part of the Lot Burdened which provides access to the Easement Site may be regulated by security gate or other security devices (including but not limited to proximity access cards and intercom systems) to regulate access into the building comprised in the Lot Burdened; and

(ii) the Grantor may temporarily suspend use of, and access to, the Easement Site from time to time and to the extent necessary, but only on reasonable grounds including, without limitation, reasons of security, safety and maintenance.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:28 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) The Grantor agrees to provide the Grantee and its Authorised Users with access to the security gate and other security devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise its rights and comply with obligations under this easement.

13 Terms of easement for access to garbage room 1.24 wide limited in height and depth (EI) numbered 9 in the Plan

13.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass over the Easement Site:

(a) at any time;

(b) by foot, with or without garbage and recyclable materials, garbage receptacles and receptacles for recyclable materials;

(c) for the purpose of accessing the garbage room located in the Lot Benefited.

13.2 Making rules

The Grantor may make reasonable rules about the use of the Easement Site by the Grantee and its Authorised Users.

13.3 Obligations when exercising rights

When they exercise their rights under this easement, the Grantee and its Authorised Users must:

(a) repair damage which they cause to the Easement Site or the Lot Burdened; and

(b) cause as little inconvenience as practicable to a Grantor or an Occupier of the Lot Burdened; and

(c) comply with rules made by the Grantor according to this easement; and

(d) immediately remove any garbage or recyclable materials spilt on the Easement Site or the Lot Burdened and clean the affected area.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:29 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

14 Terms of easement for emergency egress variable width limited in height and depth (EJ) numbered 10 in the Plan

The Grantor grants the Grantee and its Authorised Users the right to enter and pass through the fire stairs and fire exit corridors located on the Lot Burdened for the purposes of evacuating the Lot Benefited in an emergency or for fire drill purposes.

15 Terms of easement for temporary emergency egress (EK) variable width limited in height and depth numbered 11 in the Plan

15.1 Grant

The Grantor grants the Grantee and its Authorised Users the right to enter and pass through the fire stairs and fire exit corridors located on the Lot Burdened for the purposes of evacuating the Lot Benefited in an emergency or for fire drill purposes.

15.2 Release

This easement will expire when alternative permanent emergency egress for the relevant Lots Benefited has been constructed. The Grantee agrees to sign all documents and do all things necessary to give remove this easement from the folio for the Lot Burdened following expiry of this easement upon demand by the Grantor. Each party will pay their own costs in connection with the release contemplated in this clause.

16 Terms of easement for access to and use of swimming pool and gym (EM) variable width limited in height and depth numbered 12 in the Plan

16.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass to and from the Easement Site for the purposes of accessing and using the Swimming Pool and Gym located on the Lot Burdened.

16.2 Obligations when exercising rights

When exercising their rights under this easement, the Grantee and its Authorised Users must:

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:30 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) use the Swimming Pool and Gym only during the hours nominated by the Co-operative (or if no hours are specified, during hours nominated by the Grantor acting reasonably); and

(b) ensure that an adult exercising effective control accompanies children under 12 who are in their care when the children use or are in the Swimming Pool or Gym; and

(c) be adequately clothed when using or are in the Swimming Pool or Gym; and

(d) not bring glass (eg drinking glasses) or sharp objects into the Swimming Pool or Gym; and

(e) not do anything that might be dangerous when in the Swimming Pool area or Gym; and

(f) not make noise or behave in a way that might unreasonably interfere with the use and enjoyment of the Swimming Pool or Gym by others; and

(g) not bring food or drink into the Swimming Pool or Gym (other than non-alcoholic drinks in plastic containers); and

(h) comply with any rules or other requirements of the Grantor regarding the use of the Swimming Pool or Gym.

16.3 Access to the Easement Site

The Grantee acknowledges and agrees that access to the Easement Site may be regulated by security devices (including but not limited to proximity access cards). The Grantor agrees to provide the Grantee and its Authorised Users with security access devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise rights and comply with obligations under this easement.

16.4 Partial release of easement

The Grantor and Grantee acknowledge and agree that:

(a) the benefit of this easement is not intended to pass to non-residential owners and occupiers within Discovery Point; and

(b) the benefit of this easement may be partially released in respect of parts of the Lot Benefited as each of Precinct 2, Precinct 3 and Precinct 4 are developed and further subdivided; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:31 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) they will sign all documents and do all things necessary (at their own cost) to give effect to partial release(s) contemplated in this clause promptly upon request by the other party.

16.5 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 16.5, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

16.6 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

16.7 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

16.8 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 16.7 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:32 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

17 Terms of easement for carpark exhaust (EN) 1.3 wide limited in height and depth numbered 13 in the Plan

17.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the right to the Grantee and its Authorised Users to:

(a) install and keep in the Easement Site the air plennum forming part of the Carpark Exhaust; and

(b) emit exhaust air through the Easement Site; and

(c) enter and remain on the Lot Burdened (for the periods reasonably necessary) by foot with or without tools, machinery or equipment for the purposes of maintaining, repairing or replacing the air plennum forming part of the Carpark Exhaust or any component of it.

17.2 Obligations of the Grantor

The Grantor must not:

(a) construct or erect (or allow to be constructed or erected) any improvements, structures or fixtures on the Lot Burdened that would interfere with, impede or interrupt the emission of exhaust air through the Easement Site; or

(b) install anything in the Lot Burdened (eg a security device) which would prevent the Grantee or an Authorised User exercising their rights and complying with their obligations under this easement unless previous arrangements have been made to provide alternative access or provide an appropriate security access device to the Grantee.

17.3 Notice requirements

Except in an emergency, the Grantee or an Authorised User must:

(a) give the Grantor reasonable notice of its intention to enter the Lot Burdened to exercise their rights and comply with their obligations under this easement; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:33 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) use their reasonable endeavours to ensure that they exercise their rights and comply with their obligations under this easement before 8.00am and after 6.00pm (or during other times agreed by the Grantor).

17.4 Obligations of Grantee

The Grantee must:

(a) take all reasonable actions to minimise disturbance to the Grantor or any Occupier of the Lot Burdened when the Grantee or its Authorised Users exercise rights or comply with obligations under this easement; and

(b) take all reasonable precautions in exercising rights and complying with obligations under this easement to ensure that no damage is caused to the Lot Burdened; and

(c) promptly rectify any damage it or its Authorised Users cause to the Lot Burdened when they exercises their rights or comply with their obligations under this easement.

18 Terms of easement for irrigation tank (EP) variable width limited in height and depth numbered 14 in the Plan

18.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the right to the Grantee and its Authorised Users to:

(a) drain into and store roof and stormwater run-off in the Irrigation Tank; and

(b) enter and remain (for the periods reasonably necessary) on the Lot Burdened in order to operate, inspect, clean, maintain, repair, modify and replace the Irrigation Tank.

18.2 Notice requirements

Except in an emergency, the Grantee or an Authorised User must:

(a) give the Grantor reasonable notice of its intention to enter the Lot Burdened to exercise their rights and comply with their obligations under this easement; and

(b) use their reasonable endeavours to ensure that they exercise their rights and comply with their obligations under this easement before 8.00am and after 6.00pm (or during other times agreed by the Grantor).

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:34 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

18.3 Obligations of Grantee

The Grantee must:

(a) keep the Irrigation Tank clean and free from silt, rubbish and debris or other obstruction; and

(b) maintain and repair the Irrigation Tank so that it functions in a safe and efficient manner; and

(c) take all reasonable actions to minimise disturbance to the Grantor or any Occupier of the Lot Burdened when the Grantee or its Authorised Users exercise rights or comply with obligations under this easement; and

(d) take all reasonable precautions in exercising rights and complying with obligations under this easement to ensure that no damage is caused to the Lot Burdened; and

(e) promptly rectify any damage it or its Authorised Users cause to the Lot Burdened when they exercises their rights or comply with their obligations under this easement.

18.4 Obligations of Grantor

The Grantor must not install anything in the Lot Burdened (eg a security device) which would prevent the Grantee or an Authorised User exercising their rights and complying with their obligations under this easement.

18.5 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 18.5, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:35 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

18.6 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

18.7 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

18.8 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 18.7 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

19 Terms of easement for electricity purposes 2 wide and variable (ES) limited in height and depth numbered 15 in the Plan

19.1 Grant

(a) Full right leave liberty and licence for EnergyAustralia its agents servants and workmen to lay down erect construct and place repair renew inspect maintain and remove underground electric mains cables and other apparatus for the transmission of electric current and for purposes incidental thereto under that part of the Lot Burdened within in the Easement Site AND ALSO the free and uninterrupted passage of electricity and apparatus thereto appertaining within in the Easement Site and the said electric mains when constructed;

(b) TOGETHER WITH power for EnergyAustralia its servants agents and workmen either with or without vehicles of all descriptions to enter into and upon the Lot

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:36 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Burdened or any part thereof for the purposes aforesaid or any of them and to make all necessary excavations for cables or other apparatus within in the Easement Site or any part thereof;

(c) AND TOGETHER WITH full right leave liberty and licence to cut and trim tree roots branches or other growths and foliage which now or at any time hereafter may overhang or encroach on or are now growing or may grow in or on the Easement Site;

(d) PROVIDED THAT except where EnergyAustralia its agents servants and workmen in the course of exercising its rights hereunder removes damages breaks down or destroys any existing fence or fences on the Lot Burdened EnergyAustralia shall not be under any obligation or in any way be bound to erect place or maintain any fence or fences on the boundaries or any other part or parts of the Lot Burdened;

(e) AND the Grantor covenants with EnergyAustralia that it will not do or knowingly suffer to be done any act or thing which may injure or damage the said cables and other apparatus or interfere with the free flow of electric current through the Easement Site land AND that if any such damage or injury be done or interference be made the Grantor will forthwith pay the cost to EnergyAustralia of properly and substantially repairing and making good all such injury or damage and restoring the free flow of electric current as aforesaid;

(f) AND EnergyAustralia hereby covenants with the Grantor that it will save harmless and indemnify it or them from and against any and all loss and damage whatsoever occasioned by the negligent use or abuse of electric current or cables and other apparatus for the transmission of electric current or of the rights hereby created by any person or persons employed by or acting or claiming under EnergyAustralia and that EnergyAustralia will at its own cost and charge pay for all damage and injury arising to the Grantor or to any person or persons in consequence of any breach or non-observance of this covenant;

(g) AND FURTHER the Grantor covenants with EnergyAustralia that it will not without the consent of EnergyAustralia alter or permit to be altered the existing levels of the Easement Site nor will it without the like consent erect or permit to be erected any structure on above or below the Easement Site.

19.2 Exclusion

Clauses 2, 3 and 4 of this instrument do not apply to this easement.

Name of Authority Empowered to Release Vary or Modify the easement numbered 15 in the Plan

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:37 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

EnergyAustralia

20 Terms of right of carriageway variable width (ET) limited in height and depth numbered 16 in the Plan

20.1 Grant

A Right of Carriage Way in accordance with Schedule 4A, Part 1 of the Act is created together with the right to park vehicles upon the Easement Site.

20.2 Exclusion

Clauses 2, 3 and 4 of this instrument do not apply to this easement.

Name of Authority Empowered to Release Vary or Modify the easement numbered 16 in the Plan

EnergyAustralia

21 Terms of positive covenant numbered 17 in the Plan

21.1 Membership of Co-operative

Each Grantor covenants to Council to, at the Grantor's expense:

(a) become a member of the Co-operative; and

(b) remain a member of the Co-operative for the period it holds its relevant interest in the Lot Burdened; and

(c) comply with the Co-operative Rules, including but not limited to the obligation to pay contributions to the Administrative Fund and Sinking Fund of the Co-operative; and

(d) contribute in shares proportional to the comparative unimproved market values of the Lots Burdened determined in accordance with clause 21.1(e) towards:

(i) the costs of the Co-operative in complying with any requirements imposed by law, development consents and any easements, positive covenants or restrictions on use burdening any land owned by the Co-operative; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:38 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(ii) the costs of the Co-operative in maintaining, insuring and repairing any land owned by the Co-operative, including any structures and improvements on the land; and

(e) for the purposes of determining the respective contributions by each Grantor under clause 21.1(d), the Grantors must jointly (with costs to be borne in equal shares) instruct a registered valuer to determine, adopting the required method for valuation for the purposes of determining the initial schedule of unit entitlements for a community plan under the *Community Land Development Act 1989 (NSW)*:

(i) the unimproved market value of the Lots Burdened as at the date of registration of this instrument; and

(ii) on registration of each plan of subdivision (other than a Strata Plan) in respect of a Lot Burdened, the unimproved market value of the Lots Burdened as at the date of registration of the relevant subdivision plan;

(f) do all things necessary and sign all documents required to be signed in order to give effect to this covenant.

21.2 Strata scheme

If any of the Lots Burdened are subdivided by Strata Plan, the burden of this covenant attaches to the common property for the strata scheme created on subdivision of the relevant Lot Burdened. The obligation in this covenant for an owners corporation (under the Development Act) does not arise until the date which is 2 months after the expiry of the initial period within the meaning of the development Act.

21.3 Exclusion

Clause 2.4 of this instrument does not apply to Council under this positive covenant.

Name of Authority Empowered to Release Vary or Modify the covenant numbered 17 in the Plan

Rockdale City Council

22 Terms of positive covenant numbered 18 in the Plan

22.1 Covenant by grantor

Each Grantor covenants to Council to, at the Grantor's expense:

(a) maintain the stormwater pipeline and culvert erected through Precinct 1 (or any part of it) and replace the stormwater pipeline and culvert when required; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:39 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) submit to Council a structural report in respect of the stormwater pipeline and culvert erected in, on or through the Lot Burdened (or any part of it) every ten years commencing from registration of this instrument.

22.2 Inspection

For the purpose of ensuring observance of the covenant, Council and its Authorised Users may at any reasonable time of the day and upon giving not less than two days notice to the Grantor (but at any time without notice in the case of an emergency) enter the Lot Burdened and view the condition of the Lot Burdened and the state of construction maintenance or repair of the stormwater pipeline and culvert.

22.3 Notice for compliance

By written notice Council may require the Grantor to attend to any matter and to carry out such work within such time as Council may require to ensure the proper and efficient performance of the stormwater pipeline and culvert and to this extent section 88F(2)(a) of the Act is hereby agreed to be amended accordingly. In the event of an emergency, Council or its Authorised Users may enter the Lot Burdened without giving the Grantor the required notice under section 88F(2).

22.4 Council's right to enter the Lot Burdened

In exercising its rights under section 88F(2) of the Act, Council or its Authorised Users may enter the Lot Burdened with all necessary equipment and carry out any work which Council in its discretion considers reasonable to comply with this covenant. In carrying out the work under this clause, Council must, having regard to the nature and extent of the work to be carried out:

(a) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened; and

(b) as soon as practicable, repair damage which it causes to the Lot Burdened; and

(c) take all reasonable precautions to ensure that the Lot Burdened is disturbed as little as possible.

If necessary, the Council may recover from the Grantor, in a court of competent jurisdiction, any expense reasonably incurred in exercising its rights under this clause (except expenses which Council incurs in repairing any damage it causes in exercising its rights and which arise out of Council's own negligence) and lodge a charge over the land in accordance with clause 88F(4) of the Act.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:40 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

22.5 Persons this covenant binds

This covenant binds all persons who claim under the Grantor and stipulated in section 88E(5) of the Act.

22.6 Strata scheme

If any of the Lots Burdened are subdivided by Strata Plan, the burden of this covenant attaches to the common property for the strata scheme created on subdivision of the relevant Lot Burdened.

22.7 Exclusion

Clause 2.4 of this instrument does not apply to Council under this positive covenant.

Name of Authority Empowered to Release Vary or Modify the covenant numbered 18 in the Plan

Rockdale City Council

23 Terms of positive covenant numbered 19 in the Plan

23.1 Covenant by Grantor

Each Grantor covenants to Council to, at the Grantor's expense:

(a) permit stormwater run-off to be temporarily detained by the Stormwater Detention System; and

(b) at all times keep the Stormwater Detention System and the overland flow paths clean and free from silt, rubbish and debris; and

(c) maintain, renew and repair the whole or part of the Stormwater Detention System and the overland flow paths so that it functions at all times in a safe and efficient manner; and

(d) submit to Council a report certifying that the overland flow path through Precinct 1 remains clear of obstruction and remains at design capacity every three years commencing from registration of this instrument.

23.2 Inspection

For the purpose of ensuring observance of the covenant, Council and its Authorised Users may at any reasonable time of the day and upon giving not less than two days notice to the Grantor (but at any time without notice in the case of an emergency) enter the Lot

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:41 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Burdened and view the condition of the Lot Burdened and the state of construction maintenance or repair of the Stormwater Detention System and overland flow paths.

23.3 Notice for compliance

By written notice Council may require the Grantor to attend to any matter and to carry out such work within such time as Council may require to ensure the proper and efficient performance of the Stormwater Detention System and to this extent section 88F(2)(a) of the Act is hereby agreed to be amended accordingly. In the event of an emergency, Council or its Authorised Users may enter the Lot Burdened without giving the Grantor the required notice under section 88F(2).

23.4 Council's right to enter the Lot Burdened

In exercising its rights under section 88F(2) of the Act, Council or its Authorised Users may enter the Lot Burdened with all necessary equipment and carry out any work which Council in its discretion considers reasonable to comply with this covenant. In carrying out the work under this clause, Council must, having regard to the nature and extent of the work to be carried out:

(a) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened; and

(b) as soon as practicable, repair damage which it causes to the Lot Burdened; and

(c) take all reasonable precautions to ensure that the Lot Burdened is disturbed as little as possible.

If necessary, the Council may recover from the Grantor, in a court of competent jurisdiction, any expense reasonably incurred in exercising its rights under this clause (except expenses which Council incurs in repairing any damage it causes in exercising its rights and which arise out of Council's own negligence) and lodge a charge over the land in accordance with clause 88F(4) of the Act.

23.5 Persons this covenant binds

This covenant binds all persons who claim under the Grantor and stipulated in section 88E(5) of the Act.

23.6 Strata scheme

If any of the Lots Burdened are subdivided by Strata Plan, the burden of this covenant attaches to the common property for the strata scheme created on subdivision of the relevant Lot Burdened.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:42 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

23.7 Exclusion

Clause 2.4 of this instrument does not apply to Council under this positive covenant.

Name of Authority Empowered to Release Vary or Modify the covenant numbered 19 in the Plan

Rockdale City Council

24 Terms of positive covenant numbered 20 in the Plan

24.1 Covenant by grantor

Each Grantor covenants to Council to, at the Grantor's expense:

(a) clean footpaths in the Lot Burdened (as relevant); and

(b) clean all drainage pipelines, gully pits and gross pollutant traps in the Lot Burdened; and

(c) ensure an adequate standard of maintenance of open spaces and plazas in the Lot Burdened (as relevant).

24.2 Inspection

For the purpose of ensuring observance of the covenant, Council and its Authorised Users may at any reasonable time of the day and upon giving not less than two days notice to the Grantor (but at any time without notice in the case of an emergency) enter the Lot Burdened and view the structures and improvements on the Lot Burdened the subject of this covenant.

24.3 Notice for compliance

By written notice Council may require the Grantor to attend to any matter and to carry out such work within such time as Council may require to ensure proper compliance with this covenant and to this extent section 88F(2)(a) of the Act is hereby agreed to be amended accordingly. In the event of an emergency, Council or its Authorised Users may enter the Lot Burdened without giving the Grantor the required notice under section 88F(2).

24.4 Council's right to enter the Lot Burdened

In exercising its rights under section 88F(2) of the Act, Council or its Authorised Users may enter the Lot Burdened with all necessary equipment and carry out any work which Council in its discretion considers reasonable to comply with this covenant. In carrying

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:43 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

out the work under this clause, Council must, having regard to the nature and extent of the work to be carried out:

(a) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened; and

(b) as soon as practicable, repair damage which it causes to the Lot Burdened; and

(c) take all reasonable precautions to ensure that the Lot Burdened is disturbed as little as possible.

If necessary, the Council may recover from the Grantor, in a court of competent jurisdiction, any expense reasonably incurred in exercising its rights under this clause (except expenses which Council incurs in repairing any damage it causes in exercising its rights and which arise out of Council's own negligence) and lodge a charge over the land in accordance with clause 88F(4) of the Act.

24.5 Persons this covenant binds

This covenant binds all persons who claim under the Grantor and stipulated in section 88E(5) of the Act.

24.6 Strata scheme

If any of the Lots Burdened are subdivided by Strata Plan, the burden of this covenant attaches to the common property for the strata scheme created on subdivision of the relevant Lot Burdened.

24.7 Exclusion

Clause 2.4 of this instrument does not apply to Council under this positive covenant.

Name of Authority Empowered to Release Vary or Modify the covenant numbered 20 in the Plan

Rockdale City Council

25 Terms of positive covenant and easement for access (EL) numbered 21 in the Plan

25.1 Covenant by grantor

Each Grantor covenants to Council to, at the Grantor's expense:

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:44 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) maintain the Easement Site in good order and condition including regular cleaning and maintenance.

(b) provide Council (including, without limitation, members of the public as determined by Council from time to time) the full and free right to go, pass and repass over the Easement Site:

(i) on foot; or

(ii) with bicycles (wheeled not ridden); or

(iii) using wheelchairs or other disabled access aids

but otherwise without animals (but exempting guide dogs or hearing dogs for the visually or hearing impaired) or vehicles subject to the terms of this covenant.

25.2 Conditions

(a) The Grantor, acting reasonably, may temporarily suspend use of the Easement Site for the time and to the extent necessary, but only on reasonable grounds including, without limitation, reasons of security, safety and maintenance; and

(b) Placement of outdoor seating on the Easement Site in accordance with Council's approval will not constitute a breach of this covenant.

(c) If any damage (other than fair wear and tear) occurs to any part of the Easement Site, then:

(i) if the damage is caused by the Grantor, it must be repaired by the Grantor; and

(ii) if the damage is caused by any person entering the Easement Site (including any member of the public), it must be repaired by the Grantor.

25.3 Strata scheme

If any of the Lots Burdened are subdivided by Strata Plan, the burden of this covenant attaches to the common property for the strata scheme created on subdivision of the relevant Lot Burdened.

25.4 Exclusion

Clause 2.4 of this instrument does not apply to Council under this positive covenant.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:45 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

Name of Authority Empowered to Release Vary or Modify the covenant numbered 21 in the Plan

Rockdale City Council

26 Terms of easement for support 0.1 wide variable width limited in height and depth (EU) numbered 22 in the Plan

26.1 Grant of easement

An easement for subjacent and lateral support and shelter in any direction of those parts of the building now or in the future erected on the Lot Benefited by those parts of the Lot Burdened and any structures erected on the Lot Burdened as are capable of affording or reasonably intended to provide that support and shelter.

26.2 Obligations when exercising rights

The Grantee and its Authorised Users may enter and remain on the Lot Burdened for the purposes of inspecting, constructing, repairing, maintaining or renewing any support and shelter to the Lot Benefited located on the Lot Burdened subject to the following conditions:

(a) the Grantee and its Authorised Users must take all reasonable steps to minimise disturbance or damage to the Grantor, the Lot Burdened, the Occupiers and contents of the Lot Burdened; and

(b) except in emergency, the Grantee and its Authorised Users must give reasonable notice to the Grantor of its intention to enter the Lot Burdened.

26.3 Effect of a Strata Management Statement

If a Strata Management Statement is registered resulting in the creation of an easement for support and shelter under section 8AA of the Development Act and there is an inconsistency between the terms of this easement and the easement created under section 8AA, then to the extent of that inconsistency the terms of the easement under section 8AA apply.

26.4 Effect of a subdivision

If a Strata Plan subdividing a Lot Benefited is registered resulting in the creation of an easement for support and shelter under section 8AA of the Development Act, and there is an inconsistency between the terms of this easement and the easement created under section 8AA, then to the extent of that inconsistency the terms of the easement under section 8AA apply.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:46 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

27 Terms of right of temporary access variable width (EA) numbered 23 in the Plan

27.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass by vehicle over the Easement Site:

(a) at all times; and

(b) for all lawful purposes; and

(c) by a vehicle that is not more than 2.5 metres high or more than 5 tonnes TARE weight.

27.2 Access to the Easement Site

The Grantee acknowledges and agrees that access to the Easement Site may be regulated by security boom gates or other security devices to regulate the flow of vehicular access into Precinct 1 and Precinct 2. The Grantor agrees to provide the Grantee and its Authorised Users with access to security boom gates or other security devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise rights and comply with obligations under this easement.

27.3 Obligations of the Grantee

When they exercise their rights under this easement, the Grantee and its Authorised Users must:

(a) cause as little inconvenience as practicable to the Grantor or an Occupier of a Lot Burdened; and

(b) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(c) comply with access requirements and rules made by the Grantor according to this easement.

27.4 Damage

Grantees and Authorised Users must promptly repair any damage which they cause to a Service or the Easement Site.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:47 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

27.5 No obstruction

The Grantee and its Authorised Users must not:

(a) park or stand a motor vehicle or trailer on the Lot Burdened; or

(b) obstruct the use of the Lot Burdened.

27.6 Release

This easement will expire upon:

(a) registration of a plan subdividing the land within Precinct 2; and

(b) alternative permanent vehicular access to Precinct 2 being constructed.

The Grantee agrees to sign all documents and do all things necessary to give remove this easement from the folio for the Lot Burdened following expiry of this easement upon demand by the Grantor. Each party will pay their own costs in connection with the release contemplated in this clause.

28 Terms of easement for carpark exhaust system variable width limited in height and depth (EV) numbered 24 in the Plan

28.1 Grant of easement

The Grantee and its Authorised Users may:

(a) utilise the Carpark Exhaust services located within the Easement Site that exist as at the date the occupation certificate issues for the building erected on the Lot Burdened by connecting and adding to those Carpark Exhaust services; and

(b) erect or install air plenums and associated items for Carpark Exhaust services within the Easement Site in the future; and

(c) do anything reasonably necessary for that purpose, including:

(i) entering the Lot Burdened,

(ii) taking anything on to the Lot Burdened; and

(iii) carrying out work, such as constructing, placing, installing, repairing, using, operating, maintaining, examining, re-laying, altering, renewing, cleaning, replacing, enhancing, adding to or removing pipes, poles, wires, cables, ducts, conduits, structures and equipment.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:48 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

28.2 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee must:

(a) except in an emergency, give the Grantor not less than 48 hours notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable;

(b) if required by the Grantor, when exercising rights under this easement be accompanied by, and comply with the reasonable directions of the Grantor's nominee;

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Service to the Lot Burdened in circumstances where the Grantor or Occupier of the Lot Burdened may suffer interruption to the business or commercial activities lawfully conducted on the Lot Burdened.

28.3 Obligations when exercising rights

In exercising the rights or complying with their obligations under this easement, the Grantee must:

(a) ensure all work is done properly;

(b) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened;

(c) cause as little damage as is practicable to the Lot Burdened and any improvement on it;

(d) make good any collateral damage; and

(e) not interfere with the structural integrity of the building or any infrastructure located on the Lot Burdened without the prior written consent of the Grantor, which consent must not be unreasonably withheld.

28.4 Shared benefit

The Grantee:

(a) acknowledges that the Carpark Exhaust is being used in common with the Grantor; and

(b) must not interfere with any of the Services for the Lot Burdened located within the Easement Site from time to time.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:49 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

28.5 Redevelopment

(a) If any part of the Lot Burdened is redeveloped or developed, the Grantor may relocate the Easement Site if:

(i) the new easement provides Carpark Exhaust services to the Lot Benefited on the same terms as this easement; and

(ii) the new easement is in a location that is at least as favourable to the Grantee, in the Grantor's reasonable option, as the existing easement.

(b) If the easement is relocated under this clause, the Grantor may require this easement to be surrendered and a new easement to be registered with a plan showing the location of the new easement. In this event, the Grantee must surrender this easement and the Grantor must pay all costs associated with:

(i) the costs of any survey plan required for the new easement;

(ii) the registration fees for the surrender of this easement and lodgment of the new easement.

28.6 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 28.6, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

28.7 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:50 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

28.8 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

28.9 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 28.8 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

29 Terms of easement for shared hydraulic, fire and communication services (EW) numbered 25 in the Plan

29.1 Shared Services

For the purposes of this easement, "Shared Services" means any wires, ducts, cables, conduit tracks, pipes, rises, plant, equipment and structures associated with:

(a) hydraulic services;

(b) fire protection, alarm and sprinkler systems; and

(c) communications including, without limitation, telephone, television, computer data, digital, optical or laser transmission or other signal service.

29.2 Grant of easement

The Grantee and its Authorised Users may:

(a) utilise the Shared Services located within the Easement Site that exist as at the date the occupation certificate issues for the building erected on the Lot Burdened by connecting and adding to those Shared Services; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:51 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) erect or install Shared Services within the Easement Site in the future; and

(c) do anything reasonably necessary for that purpose, including:

(i) entering the Lot Burdened for the purpose of accessing the Easement Site, including by a vehicle that is not more than 2.5 metres high or more than 5 tonnes TARE weight,

(ii) taking anything on to the Lot Burdened; and

(iii) carrying out work, such as constructing, placing, installing, repairing, using, operating, maintaining, examining, re-laying, altering, renewing, cleaning, replacing, enhancing, adding to or removing pipes, poles, wires, cables, ducts, conduits, structures and equipment.

29.3 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee must:

(a) except in an emergency, give the Grantor not less than 48 hours notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable;

(b) if required by the Grantor, when exercising rights under this easement be accompanied by, and comply with the reasonable directions of the Grantor's nominee;

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Shared Service or other Service to the Lot Burdened in circumstances where the Grantor or Occupier of the Lot Burdened may suffer interruption to the business or commercial activities lawfully conducted on the Lot Burdened.

29.4 Obligations when exercising rights

In exercising the rights or complying with their obligations under this easement, the Grantee must:

(a) ensure all work is done properly;

(b) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened;

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:52 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) cause as little damage as is practicable to the Lot Burdened and any improvement on it;

(d) make good any collateral damage; and

(e) not interfere with the structural integrity of the building or any infrastructure located on the Lot Burdened without the prior written consent of the Grantor, which consent must not be unreasonably withheld.

29.5 Shared benefit

The Grantee:

(a) acknowledges that the Shared Services are being used in common with the Grantor; and

(b) must not interfere with any of the Shared Services for the Lot Burdened located within the Easement Site from time to time.

29.6 Redevelopment

(a) If any part of the Lot Burdened is redeveloped or developed, the Grantor may relocate the Easement Site if:

(i) the new easement provides Shared Services to the Lot Benefited on the same terms as this easement; and

(ii) the new easement is in a location that is at least as favourable to the Grantee, in the Grantor's reasonable option, as the existing easement.

(b) If the easement is relocated under this clause, the Grantor may require this easement to be surrendered and a new easement to be registered with a plan showing the location of the new easement. In this event, the Grantee must surrender this easement and the Grantor must pay all costs associated with:

(i) the costs of any survey plan required for the new easement;

(ii) the registration fees for the surrender of this easement and lodgment of the new easement.

29.7 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:53 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 29.7, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

29.8 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

29.9 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

29.10 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 29.9 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause..

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:54 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

30 Terms of easement for hydraulic, fire and communications services plant variable width limited in height and depth (EX) numbered 26 in the Plan

30.1 Grant of easement

The Grantee and its Authorised Users may:

(a) access and use the plant rooms located within the Easement Site associated with the Shared Services described in the "easement for hydraulic, fire and communications services" numbered 25 in the Plan that exist as at the date the occupation certificate issues for the building erected on the Lot Burdened;

(b) install and construct additional plant, equipment and services in those plant rooms as reasonably necessary to enable connection to those Shared Services; and

(c) do anything reasonably necessary for that purpose, including:

(i) entering the Lot Burdened, including by a vehicle that is not more than 2.5 metres high or more than 5 tonnes TARE weight,

(ii) taking anything on to the Lot Burdened; and

(iii) carrying out work, such as constructing, placing, installing, repairing, using, operating, maintaining, examining, re-laying, altering, renewing, cleaning, replacing, enhancing, adding to or removing pipes, poles, wires, cables, ducts, conduits, structures and equipment.

30.2 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee must:

(a) except in an emergency, give the Grantor not less than 48 hours notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable;

(b) if required by the Grantor, when exercising rights under this easement be accompanied by, and comply with the reasonable directions of the Grantor's nominee;

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Shared Service or other Service to the Lot Burdened in circumstances where the Grantor or Occupier of the Lot Burdened may suffer

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:55 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

interruption to the business or commercial activities lawfully conducted on the Lot Burdened.

30.3 Obligations when exercising rights

In exercising the rights or complying with their obligations under this easement, the Grantee must:

(a) ensure all work is done properly;

(b) cause as little inconvenience as is practicable to the Grantor and any Occupier of the Lot Burdened;

(c) cause as little damage as is practicable to the Lot Burdened and any improvement on it;

(d) make good any collateral damage; and

(e) not interfere with the structural integrity of the building or any infrastructure located on the Lot Burdened without the prior written consent of the Grantor, which consent must not be unreasonably withheld.

30.4 Shared benefit

The Grantee:

(a) acknowledges that the plant and plant rooms within the Easement Site are being used in common with the Grantor; and

(b) must not interfere with any Services for the Lot Burdened located within the Easement Site from time to time.

30.5 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 30.5, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:56 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

30.6 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

30.7 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

30.8 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 30.7 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

31 Terms of right of carriageway variable width limited in height and depth (EB) numbered 27 in the Plan

31.1 Grant of easement

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass by vehicle over the Easement Site:

(a) at all times; and

(b) on foot; and

(c) with or without tools and equipment; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:57 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(d) for the purposes of access to and maintenance of Services located in Precinct 2 and Precinct 4; and

(e) by vehicles with a maximum tonnage not exceeding 15 tonnes.

31.2 Access to the Easement Site

The Grantee acknowledges and agrees that access to the Easement Site may be regulated by security gates or other security devices (including but not limited to proximity access cards and intercom systems) to regulate the flow of vehicular access into Discovery Point. The Grantor agrees to provide the Grantee and its Authorised Users with access to the security gate and other security devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise rights and comply with obligations under this easement.

31.3 Obligations of the Grantee

When they exercise their rights under this easement, the Grantee and its Authorised Users must:

(a) cause as little inconvenience as practicable to the Grantor or an Occupier of a Lot Burdened; and

(b) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(c) comply with access requirements and rules made by the Grantor according to this easement.

31.4 Damage

Grantees and Authorised Users must promptly repair any damage which they cause to a service or the Easement Site.

31.5 No obstruction

The Grantee and its Authorised Users must not:

(a) park or stand a motor vehicle or trailer on the Lot Burdened; or

(b) obstruct the use of the Lot Burdened.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:58 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

31.6 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

On receipt of any contributions from a Benefited Owner in accordance with this clause 31.6, the Grantor must re-distribute the funds received to the members of the Building Management Committee in shares equal to the proportional contributions made by each member of the Building Management Committee towards the costs of this easement under the Strata Management Statement.

31.7 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

31.8 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

31.9 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 30.7 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:59 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

32 Terms of right of access 2 wide limited in height and depth (EY) numbered 28 in the Plan

32.1 Grant

A Right of Access in accordance with Schedule 4A, Part 11 of the Act is created.

32.2 Exclusion

Clauses 2, 3 and 4 of this instrument do not apply to this easement.

Name of Authority Empowered to Release Vary or Modify the easement numbered 28 in the Plan

EnergyAustralia

33 Terms of easement for ventilation services variable width limited in height and depth (EF) numbered 29 in the Plan

33.1 Grant of easement

Subject to the terms of this easement, the Grantor grants the Grantee and its Authorised Users the right to:

(a) use the structural soffit (ie the underside of the ceiling slab) within the Easement Site to mount and support, install, maintain, retain and replace one Ventilation Unit for each commercial unit located in the Lot Benefited (or if the Lot Benefited is subdivided by a Strata Plan, for each strata lot in the resultant strata scheme intended for habitable use); and

(b) connect the Ventilation Unit to their Lot Benefited including, without limitation, by penetrating the ceiling slab of the Lot Burdened to provide the most direct access to their Lot Benefited; and

(c) do anything reasonably necessary for that purpose, including:

(i) entering the Lot Burdened;

(ii) taking anything on to the Lot Burdened; and

(iii) carrying out work such as constructing, placing, installing, repairing, using, operating, maintaining, examining, altering, renewing, cleaning, replacing, enhancing, adding to or removing pipes, wires, cables, ducts, conduits, structures and equipment.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:60 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

33.2 Requirements before exercising rights

Before they exercise their rights under this Easement, Grantees and Authorised Users must, at their cost:

(a) obtain any necessary consent from Council and Government Agencies (and provide copies of those consents to the Grantor, if requested by the Grantor); and

(b) except in an emergency, give the Grantor not less than 2 Business Days notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable; and

(c) comply with the reasonable directions of the Grantor relating to any security arrangements in place in respect of that part of the Lot Burdened intended to be entered by the Grantee or its Authorised Users; and

(d) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Service to the Lot Burdened.

33.3 Obligations when exercising rights

When they exercise their rights under this easement, Grantees and Authorised Users must, at their cost:

(a) ensure that any person carrying out works on the Easement Site on their behalf is qualified or licensed (if a license is required at law) to do those works; and

(b) ensure that all work is completed as quickly as practicable; and

(c) ensure that all air discharge from condensor fans will be discharged above a height of 2.0 metres above the concrete floor slab; and

(d) install and keep an internal fan coil unit within their Lot Benefited; and

(e) fireproof any slab penetrations; and

(f) ensure that all work is done properly and in accordance with requirements of Council or Government Agencies and Australian Standards (as applicable); and

(g) take all reasonable actions to minimise disturbance to a Grantor and an Occupier of a Lot Burdened; and

(h) immediately remove all rubbish and anything spilt on the Easement Site or the Lot Burdened and clean the affected area.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:61 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

33.4 Obligations of the Grantee

Grantees and Authorised Users must:

(a) operate, maintain and repair their Ventilation Unit in accordance with manufacturer's specifications and in proper working order at all times; and

(b) comply with the requirements of Government Agencies about Ventilation Units; and

(c) repair damage which they cause to a Service owned by the Grantor located in the Easement Site; and

(d) restore the Easement Site as nearly as practicable to its former condition; and

(e) promptly repair any damage which they cause to the Lot Burdened or any personal property in the Lot Burdened when exercising their rights or complying with their obligations under this Easement; and

(f) make good any collateral damage.

33.5 Some prohibitions

Grantees and Authorised Users must not make an installation or exercise a right under this easement in a way which:

(a) detrimentally and materially affects the lawful use or amenity of the Lot Burdened; or

(b) detrimentally and materially affects or damages an existing Service in the Lot Burdened; or

(c) interferes with the structural integrity of the building in the Lot Burdened or any infrastructure located on the Lot Burdened without the prior written consent of the Grantor, which consent must not be unreasonably withheld or delayed.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:62 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

34 Terms of easement for access and construction and Specified Services variable width (whole of lots) numbered 30 in the Plan

34.1 Specified Services

For the purposes of this easement, "Specified Services" includes any Service, Carpark Exhaust, Ventilation Unit and "Shared Services" as described in the "easement for hydraulic, fire and communications services" numbered 25 in the Plan.

34.2 Grant of easement

Subject to the terms of this easement, the Grantor grants the Grantee and its Authorised Users the right to:

(a) enter the Lot Burdened (excluding habitable areas, such as apartments);

(b) oversail the Lot Burdened with cranes and other construction equipment and materials;

(c) pass over and remain on the Lot Burdened (excluding habitable areas, such as apartments) with vehicles and with or without material, tools and equipment; and

(d) demolish walls (other than load bearing walls) in those parts of the Lot Burdened located on basement level 1, basement level 2 and basement level 3; and

(e) erect and construct new walls, stairs or other structures in those parts of the Lot Burdened located on basement level 1, basement level 2 and basement level 3; and

(f) install Specified Services through the air space and penetrating through walls and attach Specified Services to structural walls or ceiling slabs in those parts of the Lot Burdened located on basement level 1, basement level 2 and basement level 3; and

(g) connect, add to, upgrade, relocate or replace Specified Services within the Lot Burdened, but only in accordance with clause 34.2(f); and

(h) store goods and articles, materials, tools and equipment required for construction purposes in those parts of the Lot Burdened located on basement level 1, basement level 2 and basement level 3 (excluding common areas or carspaces which are not owned by the Grantee)

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:63 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

to the extent and for the periods reasonably necessary to enable the Grantee to carry out demolition and construction works in connection with any development or redevelopment of the Lot Benefited or Discovery Point generally. Thereafter, the Grantee and its Authorised Users may:

(i) utilise the Specified Services and new walls, stairs or other structures installed in accordance with clauses 34.2(e), 34.2(f) and 34.2(g); and

(j) for the purposes of exercising any of the rights granted under this easement, the Grantee may:

(i) take anything on to the Lot Burdened; and

(ii) erect scaffolding and ladders as reasonably required on the Lot Burdened; and

(iii) carry out work, such as constructing, placing, installing, repairing, using, operating, maintaining, examining, re-laying, altering, renewing, cleaning, replacing, enhancing, adding to or removing pipes, poles, wires, cables, ducts, conduits, structures and equipment.

34.3 Requirements before exercising rights

Before exercising any rights under this easement, the Grantee must:

(a) except in an emergency, give the Grantor not less than 2 Business Days notice of its intention to enter the Lot Burdened. In an emergency, a Grantee or Authorised User must give a Grantor notice of access to the Lot Burdened as soon as practicable; and

(b) if required by the Grantor, when exercising rights under this easement be accompanied by, and comply with the reasonable directions of the Grantor's nominee; and

(c) except where prior arrangements have been made with the Grantor or in an emergency, not disrupt any Specified Service or other Service to the Lot Burdened in circumstances where the Grantor or Occupier of the Lot Burdened may suffer interruption to the business or commercial activities lawfully conducted on the Lot Burdened.

34.4 Obligations when exercising rights

In exercising any rights under this easement, the Grantee must:

(a) ensure all work is done properly; and

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:64 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) cause as little inconvenience as is practicable to the Grantor and any Occupier;

(c) cause as little damage as is practicable to the Lot Burdened and any improvement on it; and

(d) make good any collateral damage as soon as reasonably possible; and

(e) not interfere with the structural integrity of the building or any infrastructure located on the Lot Burdened unless it:

(i) obtains the approval of the Grantor to the works proposed to be carried out, such approval not to be unreasonably withheld; and

(ii) consults with a structural engineer and services engineer (as applicable); and

(iii) carries out the recommendations of the structural engineer and services engineer (as applicable); and

(f) except where prior arrangements have been made, not disrupt or interfere with any Specified Services for the Lot Burdened located within the Easement Site from time to time; and

(g) not install any pipes, poles, wires, cables, ducts, conduits, structures and equipment in the Easement Site that due to its location materially adversely affects the lawful use and amenity of the Easement Site.

34.5 Redevelopment

(a) If any part of a Lot Burdened is redeveloped or developed, the Grantor may relocate the Specified Services installed in accordance with the terms of this easement if the new location:

(i) provides Specified Services to the Lot Benefited on the same terms as this easement; and

(ii) is at least as favourable to the Grantee, in the Grantor's reasonable opinion, as the existing easement.

(b) If the easement is relocated under this clause, the Grantor may require this easement to be surrendered and a new easement to be registered with a plan showing the location of the new easement. In this event, the Grantee must surrender this easement and the Grantor must pay all costs associated with:

(i) the costs of any survey plan required for the new easement;

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:65 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(ii) the registration fees for the surrender of this easement and lodgment of the new easement.

34.6 Costs

From the date on which a Management Statement is registered over a Lot Benefited located outside Precinct 1, the Benefited Owner of that Lot Benefited must contribute to all costs associated with the maintenance, repair and insurance of the Easement Site and items the subject of this easement in equal shares with the Grantor and any other existing Benefited Owners. Each Benefited Owner must pay its proportion of the costs under this easement on demand from the Grantor.

34.7 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

34.8 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice in respect of a Lot Benefited on dedication of that Lot Benefited to Council or a Government Authority. Where only part of the Lot Benefited is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Benefited which are dedicated, on dedication of those parts of the Lot Benefited.

34.9 Obligations on extinguishment of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 34.8 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

34.10 Expiry of certain rights

The rights granted under clause 34.2, except the rights granted under clauses 34.2(i) and 34.2(j), will expire:

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:66 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) 5 years after the date of registration of this instrument; or

(b) in respect of a Lot Burdened on an earlier date specified by the relevant Grantee in writing.

All other provisions in this easement continue to apply following the expiry of the rights as provided in this clause 34.10.

34.11 Obligations on expiry of rights

The Grantor and Grantee agree to sign all documents and do all things necessary to give effect to clause 34.10 ("Expiry of certain rights") including but not limited to varying the terms of this easement following expiry of the relevant rights under this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

35 Terms of easement for amenities variable width limited in height and depth (EZ) numbered 31 in the Plan

35.1 Grant

Subject to the conditions in this easement, the Grantor grants the Grantee and its Authorised Users the right to:

(a) use the toilet amenities (including but not limited to toilet, hand basin and hand-drying equipment) located on the Lot Burdened within the Easement Site; and

(b) enter, pass and repass over the Lot Burdened on foot by the most direct route (or other route nominated by the Grantor from time to time) for the purpose of accessing the toilet amenities located within the Easement Site.

35.2 Obligations when exercising rights

When exercising their rights under this easement, the Grantee and its Authorised Users must:

(a) cause as little inconvenience as practicable to the Grantor or an Occupier of the Lot Burdened; and

(b) take all reasonable precautions to ensure that the Lot Burdened is disturbed as little as possible; and

(c) repair any damage which it causes to the Lot Burdened or the Easement Site;

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:67 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(d) keep the toilet amenities and the Easement Site clean and tidy including removing any rubbish or spilt garbage;

(e) not use the swimming pool and associated recreational facilities within the Lot Burdened.

35.3 Access to the Easement Site

(a) The Grantee acknowledges and agrees that:

(i) access to that part of the Lot Burdened which provides access to the Easement Site may be regulated by security gate or other security devices (including but not limited to proximity access cards and intercom systems) to regulate access into the recreational facilities within the Lot Burdened; and

(ii) the Grantor may temporarily suspend use of and access to the Easement Site from time to time and to the extent necessary, but only on reasonable grounds including, without limitation, reasons of security, safety and maintenance.

(b) The Grantor agrees to provide the Grantee and its Authorised Users with access to the security gate and other security devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise its rights and comply with obligations under this easement.

35.4 Costs

The Grantee must pay all costs associated with the amenities the subject of this easement on demand from the Grantor.

36 Terms of easement for access for passive recreational purposes (whole of lot) numbered 32 in the Plan

36.1 Grant of easement

Subject to the terms of this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass over the Lot Burdened at any time by foot, for passive recreational purposes and not for any commercial purposes.

36.2 Rules

The Grantor may make reasonable rules about the use of the Lot Burdened by the Grantee and its Authorised Users. In addition, the Co-operative Rules may contain rules

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:68 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

regulating the use of the heritage structures and the curtilage around those structures located within the Lot Burdened.

36.3 Obligations of the Grantee

When exercising their rights under this easement, the Grantee and its Authorised Users must:

(a) comply with rules made by the Grantor according to this easement; and

(b) comply with the Co-operative Rules with regard to the use of the heritage structures and the curtilage around those structures and any other provisions in the Co-operative Rules which regulate the use of the Lot Burdened; and

(c) cause as little inconvenience as practicable to a Grantor or an Occupier of the Lot Burdened; and

(d) take all reasonable precautions in exercising rights and complying with obligations under this easement to ensure that no damage is caused to the Lot Burdened; and

(e) promptly rectify any damage they cause to the Lot Burdened.

36.4 Maintenance of the Lot Burdened

Each Grantee must:

(a) maintain and repair the Lot Burdened; and

(b) effect all required insurances in respect of the Lot Burdened; and

(c) contribute to all costs associated with the maintenance, repair and insurance of the Lot Burdened under this clause 36.4 in shares proportional to the unimproved market value of each Lot Benefited determined in accordance with clause 36.5 ("Determining contributions").

36.5 Determining contributions

For the purposes of determining the respective contributions by each Grantee under clause 36.4(c), the Grantees must jointly (with costs to be borne in equal shares) instruct a registered valuer to determine, adopting the required method for valuation for the purposes of determining the initial schedule of unit entitlements for a community plan under the *Community Land Development Act 1989 (NSW)*:

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:69 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) the unimproved market value of the Lots Benefited as at the date of registration of this instrument; and

(b) on registration of each plan of subdivision (other than a Strata Plan) in respect of a Lot Benefited, the unimproved market value of the Lots Benefited as at the date of registration of the relevant subdivision plan.

36.6 Budgeting and determining costs

The Grantor may submit to each Benefited Owner a report prepared by a quantity surveyor or an engineer with the appropriate qualifications on 1 July every 5 years from the date of registration of this instrument for the purposes of forecasting the costs to be payable under this easement. Each Benefited Owner which is an owners corporation under the Development Act must incorporate the amounts disclosed in the report (or its proportion of the amounts disclosed) in its budgets. Each Benefited Owner must pay to the Grantor the Grantee's proportion of the actual costs in accordance with the Grantor's statement of costs under this easement.

36.7 Extinguishment of easement

All rights and obligations under this easement will be extinguished without notice on dedication of the Lot Burdened. Where only part of the Lot Burdened is dedicated, the rights and obligations under this easement will be extinguished in respect of those parts of the Lot Burdened which are dedicated, on dedication of those parts of the Lot Burdened.

36.8 Obligations on extinguishment of rights

The Grantor and Grantee (as applicable) agree to sign all documents and do all things necessary to give effect to clause 36.7 ("Extinguishment of easement") including but not limited to removing this easement (in whole or in part as applicable) from the folio for the Lot Burdened following extinguishment of this easement upon demand by the other in accordance with this clause. Each party will pay their own costs in connection with the documentation and action contemplated in this clause.

37 Terms of easement for access to Shared Facilities (whole of lot) numbered 33 in the Plan

37.1 Grant of easement

Subject to the terms of this easement, the Grantor grants the Grantee and its Authorised Users the right to enter, pass and repass over the Lot Burdened at any time by foot, for the purposes of accessing any Shared Facilities located within the Lot Burdened.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:70 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

37.2 Obligations when exercising rights

When they exercise their rights under this easement, the Grantee and its Authorised Users must:

(a) repair damage which they cause to the Lot Burdened; and

(b) cause as little inconvenience as practicable to a Grantor or an Occupier of the Lot Burdened; and

(c) comply with rules made by the Grantor according to this easement, in addition to the relevant provisions of the Strata Management Statement; and

(d) immediately remove any garbage or recyclable materials spilt on the Easement Site or the Lot Burdened and clean the affected area.

37.3 Access to the Easement Site

The Grantee acknowledges and agrees that access to the Easement Site may be regulated by security devices (including but not limited to proximity access cards). The Grantor agrees to provide the Grantee and its Authorised Users with security access devices as necessary (at the Grantee's cost) to allow the Grantee and its Authorised Users to exercise rights and comply with obligations under this easement.

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:71 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS PROFITS À PRENDRE INTENDED TO BE CREATED OR RELEASED AND RESTRICTIONS ON THE USE OF LAND OR POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

SIGNING PAGE

Execution by registered proprietors:

EXECUTED by **DISCOVERY POINT No. 1 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 2 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

Council Authorised ~~Person~~

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:72 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

EXECUTED by **DISCOVERY POINT No. 3A PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 3B PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 4 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

.....
Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:73 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

EXECUTED by **DISCOVERY POINT No. 5 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

...BARRY MAXWELL DEAN.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 6 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 7A PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

.BARRY MAXWELL DEAN.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

.....
Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:74 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

EXECUTED by **DISCOVERY POINT No. 7B PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
~~BARRY MAXWELL DEAN~~
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

~~PHILIP JOHN BEALE~~ BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 8 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
~~BARRY MAXWELL DEAN~~
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 9A PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
~~BARRY MAXWELL DEAN~~
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

.....
Council Authorised ~~Person~~

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:75 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

EXECUTED by **DISCOVERY POINT No. 9B PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

EXECUTED by **DISCOVERY POINT No. 10 PTY LIMITED** in accordance with section 127(1) of the Corporations Act by authority of its directors:

.....
Signature of director

PHILIP JOHN BEALE
.....
Name of director (block letters)

.....
Signature of ~~director~~/company secretary*
*delete whichever is not applicable

BARRY MAXWELL DEAN
.....
Name of ~~director~~/company secretary* (block letters)
*delete whichever is not applicable

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:76 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413
covered by Subdivision Certificate No. SC 79/2005
dated 18 October 2005
and easements over Lots 11, 12 & 13 in
DP1062413

Execution by EnergyAustralia

SIGNED SEALED AND DELIVERED
for and on behalf of EnergyAustralia
by GRANT KENNETH GREENE-SMITH
Its duly constituted Attorney pursuant
to Power of Attorney registered
Book 4368 No. 61

Attorney

Witness

WARWICK WEEKLEY
570 GEORGE ST
SYDNEY

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:77 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413
covered by Subdivision Certificate No. SC 79/2005
dated 18 October 2005
and easements over Lots 11, 12 & 13 in
DP1062413

Execution by Rockdale City Council:

Council Authorised Person

Req:R284478 /Doc:DP 1084509 B /Rev:30-Nov-2005 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:78 of 78
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Plan:

DP1084509

Plan of Subdivision of Lot 10 in DP1062413 covered by Subdivision Certificate No. SC 79/2005 dated 18 October 2005 and easements over Lots 11, 12 & 13 in DP1062413

Execution by mortgagees:

Signed by me Sean O'Toole Managing Director as delegate of Landcom and I hereby certify that I have no notice of revocation of such delegation.

Signed for and on behalf of
COMMONWEALTH BANK
OF AUSTRALIA ACN 123 123 124 by
PETER FOSSEY
as duly appointed attorney appointed under Power of Attorney Book 4185 Number 616 dated 17 November 1997 who by executing this deed confirms that there has been no notice received of revocation of the Attorney in the presence of

.....
Signature of Witness

JEANNIE MOK, 1 FARRER PL, SYDNEY
.....
Name of Witness

REGISTERED 25.11.2005

Council Authorised Person

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:1 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 11R
Licence: 01-06-078
Licensee: Mallesons Stephen Jaques

REQUEST

New South Wales
Real Property Act 1900

9232497R

PRIVACY NOTE: this information is legally required and will become part of the public record

(A)	**STAMP DUTY**	If applicable. Office of State Revenue use only.
(B)	**LAND**	Torrens Title ~~Part of 1/1037869 now being~~ 1/1043061
(C)	**REGISTERED DEALING**	Number: Torrens Title:
(D)	**LODGED BY**	Delivery Box: 41J Name, Address or DX and Telephone: Mallesons Stephen Jaques, DX 113 Sydney, T +61 2 9296 2000 Reference (optional): CODE:
(E)	**APPLICANT**	STATE RAIL AUTHORITY OF NEW SOUTH WALES and RAIL INFRASTRUCTURE CORPORATION
(F)	**NATURE OF REQUEST**	The Applicants, each being a prescribed authority within the meaning of section 88E(1) of the Conveyancing Act 1919, impose the following Public Positive Covenant under section 88E(3) of the Act on the land referred to above and apply to have such Positive Covenant recorded in the Register.
(G)	**TEXT OF REQUEST**	See Annexure "A"

DATE ___/___/___
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900.

For execution see Annexure "A"

All handwriting must be in block capitals

5979800_1

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:2 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

This is annexure "A" to a request dated

THE STATE RAIL AUTHORITY OF NEW SOUTH WALES and **RAIL INFRASTRUCTURE CORPORATION** ("Prescribed Authorities"), each being a prescribed authority within the meaning of section 88E of the Conveyancing Act, 1919 order that a public positive covenant on the terms set out in this and the following 5 pages be registered on the title to Lot 1 in DP 1043061(being the whole of the land in folio identifier 1/1043061)

Dated:

1 Definitions and interpretation

1.1 **Definitions**

Unless the context otherwise requires:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Emergency means any event which occurs within or in the vicinity of Lot 2 or in relation to the Railway which has the potential to cause the loss of life, or property, or endanger public safety including, but not limited to, any fire which affects Normal Railway Operations.

Emergency Services includes fire, ambulance, rescue and police services.

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this positive covenant.

Land means Lot 1 in DP 1043061.

Lot 2 means Lot 2 in DP 1043061, within which the Station and Tunnel are located.

Normal Railway Operations means the operations and functions of SRA and RIC from time to time, including:

(a) operating trains or the equipment associated with them;

(b) operating train stations and providing proper access and facilities to the public in connection with train stations;

(c) providing for the maintenance and upgrading of railway tracks or the equipment associated with operating trains;

(d) those in connection with any activity, obligation or right of SRA or RIC pursuant to their respective contractual and statutory obligations to third parties (including those relating to the Airport Line and community service obligations); and

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:3 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(e) any other activity required by SRA or RIC's constituting legislation.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186.

Proprietor means every person at any time entitled to an estate or interest in the Land, including any freehold or leasehold estate or interest in possession in the Land and each part of the Land.

Rail Infrastructure Corporation ("RIC") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

Site means the site of the easement shown on the Plan as Easement for Use of Emergency Vehicle Corridor 5 wide and variable (DD).

State Rail Authority of New South Wales ("SRA") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

1.2 **Interpretation**

Unless the contrary intention appears:

(a) a reference to this positive covenant or another instrument includes any variation or replacement of them;

(b) a reference to a person includes the person's executors, administrators, successors and permitted assigns;

(c) a reference to a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them;

(d) the singular includes the plural and vice versa;

(e) the word "person" includes a firm, a body corporate, an unincorporated association or an authority;

(f) an agreement, representation or warranty in favour of two or more persons is for the benefit of them jointly and severally;

(g) an agreement, representation or warranty on the part of two or more persons binds them jointly and severally;

(h) a reference to any thing (including any amount) is a reference to the whole and each part of it and a reference to a group of persons is a reference to all of them collectively, to any two or more of them collectively and to each of them individually;

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:4 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(i) if a period of time is specified and dates from a given day or the day of an act or event, it is to be calculated exclusive of that day;

(j) "include" (in any form) when introducing a list of items does not limit the meaning of the words to which the list relates to those items or to items of a similar kind; and

(k) where consent to or approval of any particular matter is required from the Prescribed Authorities, that consent or approval takes effect only when both of the Prescribed Authorities have given their consent or approval.

2 Obligations of the Proprietor

2.1 The Proprietor covenants that it must at its cost:

(a) upgrade and maintain the Site to take axle loads of 12.5 tonnes so that at all times the Site is of a standard which allows the safe and unhindered passage of heavy vehicles in all weathers;

(b) ensure the Site is at all times clearly signposted at the Tempe House gates and readily identifiable to Emergency Services and other drivers of heavy vehicles; and

(c) ensure that the Tempe House gates are kept open or are able to be opened in the event of an Emergency and are accessible for the purposes of this positive covenant at all times.

2.2 The Proprietor must not permit any vehicle or any other obstruction to stand or remain standing on the Site at any time and must take any necessary action to ensure that the Site is not obstructed at any time.

2.3 The Proprietor indemnifies and will keep indemnified the Prescribed Authorities from and against all claims, demands, costs, losses, damages and other responsibilities of whatever nature (including death and personal injury) arising from any breach by the Proprietor or its Employees and Agents of clauses 2.1 or 2.2 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach) except to the extent caused by the negligence of the Prescribed Authorities or their Employees and Agents.

3 Charge over Land

3.1 The Proprietor acknowledges and agrees that if there is a breach by the Proprietor of the terms of this positive covenant which gives rise to a liability, loss, cost, charge or expense to the Prescribed Authorities for which the Proprietor is liable under the terms of this positive covenant, the liability of the Proprietor is a charge on Proprietor's present and future right, title and interest in and to the Land until such time as that liability is discharged in full.

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:5 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

3.2 The Proprietor must do any thing, including executing any documents, reasonably required by the Prescribed Authorities to give effect to clause 3.1.

3.3 The Prescribed Authorities may lodge a caveat over the Land in respect of their interest under clause 3.1.

4 Dispute Resolution

4.1 If any dispute arises between a Prescribed Authority and the Proprietor in relation to this positive covenant, that dispute must be dealt with in accordance with this clause 4.

4.2 A party may not commence any court proceedings relating to the dispute unless it has complied with this clause 4, except where that party seeks urgent interlocutory relief.

4.3 A party claiming that a dispute has arisen in relation to this positive covenant must give notice in writing of the nature of that dispute to the other party.

4.4 If the parties, acting in good faith, are unable to settle the dispute within 14 days (or such further period as agreed by them in writing) after the notice referred to in clause 4.3 has been received by the other party, the dispute will be submitted for determination to a mediator agreed by the parties or, if the parties cannot agree, a mediator appointed by the Australian Commercial Disputes Centre Limited, conducted in Sydney under the administration of ACDC and in accordance with the ACDC Guidelines for Commercial Mediation.

4.5 The mediator does not have the authority to impose a settlement on the parties but will attempt to assist the parties to reach a satisfactory resolution of their dispute. The mediator is authorised to conduct joint and separate meetings with the parties.

4.6 Each party must attend the mediation with authority to settle the dispute within any range of settlement that can reasonably be anticipated in the circumstances of the dispute. Each party is entitled to bring such of its representatives as it requires to attend the mediation, including legally qualified persons, to assist and advise them.

4.7 Each party may meet separately with the mediator. Any information revealed in those separate meetings will not be revealed to the other parties by the mediator without the prior written consent of the party providing that information.

4.8 The parties to the mediation each agree to bear an equal share of the costs of the mediator.

4.9 The parties acknowledge that the purpose of any exchange of information or documents or the making of any offer of settlement under this clause is to attempt to settle the dispute. The parties acknowledge that any exchange of information or documents or the

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:6 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

making of any offer of settlement under this clause is strictly on a without prejudice basis as regards any rights that a party may have.

4.10 Provided the parties have complied with this clause 4, the mediation may be terminated at any time by a party giving written notice to the other party and mediator, or by the mediator giving written or oral notice to the parties if, after consultation with the parties, the mediator forms the view that they are unable to assist the parties to achieve resolution of the dispute.

5 Rights and powers of Prescribed Authorities

The rights and powers of the Prescribed Authorities under this positive covenant are in addition to and not in substitution for the rights and powers of the Prescribed Authorities under Part 6 Division 4 of the Conveyancing Act, 1919.

6 Goods and Services Tax

6.1 For the purposes of clauses 6.2 to 6.3:

GST means the goods and services tax payable under the A New Tax System (Goods and Services Tax) Act (Cth) 1999;

GST Law means any law relating to the GST;

Input Tax Credit means a credit available to any party under the GST Law for the GST payable by the other party in respect of any Supply made pursuant to this Instrument;

Supply means a taxable supply within the meaning of the GST Law; and

Tax Invoice means an invoice required by the GST Law to support a claim by a party for an Input Tax Credit.

6.2 Any amount payable by a party for a Supply made pursuant to this positive covenant, unless expressed to be inclusive of GST, is the GST exclusive value of that Supply and the party receiving that Supply ('the Receiving Party') must pay to the party making that Supply ('the Supplying Party') the GST payable in respect of that Supply in addition to the amount payable by the Receiving Party for that Supply.

6.3 The Receiving Party's obligation to pay to the Supplying Party the GST on a Supply made by the Supplying Party arises on the delivery to the Receiving Party by the Supplying Party of a Tax Invoice for that Supply.

This positive covenant is made under section 88E of the Conveyancing Act, 1919.

This positive covenant will lapse on the release of the Easement for Use of Emergency Vehicle Corridor 5 wide and variable (DD) numbered twenty-one on the Plan.

We certify this dealing correct for the purposes of the Real Property Act, 1900.

Req:R284471 /Doc:DL 9232497 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:51 /Seq:7 of 7
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

THE COMMON SEAL of **STATE RAIL AUTHORITY OF NEW SOUTH WALES** is hereunto affixed in the presence of:

Witness

HELEN VICKERS
Name

CORPORATE COUNSEL
Title

Authorised Officer

Margot Christine Maasakkers
Name

Corporate Secretary
Title

THE COMMON SEAL of **RAIL INFRASTRUCTURE CORPORATION** is hereunto affixed in the presence of:

~~Witness~~ Authorised Officer

IRINA WHITE
Name

COMPANY SECRETARY
Title

Common Seal
RAIL INFRASTRUCTURE CORPORATION

Authorised Officer

JOHN COWLING
Name

CHIEF EXECUTIVE OFFICER
Title

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:1 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 11R
Licence: 01-06-078
Licensee: Mallesons Stephen Jaques

REQUEST

New South Wales
Real Property Act 1900

9232496T

PRIVACY NOTE: this information is legally required and will become part of the public record

(A)	**STAMP DUTY**	If applicable. Office of State Revenue use only.
(B)	**LAND**	Torrens Title ~~Part of 1/1027566 now being~~ I/1043061
(C)	**REGISTERED DEALING**	Number: Torrens Title:
(D)	**LODGED BY**	Delivery Box: 41J Name, Address or DX and Telephone: Mallesons Stephen Jaques, DX 113 Sydney, T +61 2 9296 2000 Reference (optional): CODE:
(E)	**APPLICANT**	STATE RAIL AUTHORITY OF NEW SOUTH WALES and RAIL INFRASTRUCTURE CORPORATION
(F)	**NATURE OF REQUEST**	The Applicants, each being a prescribed authority within the meaning of section 88E(1) of the Conveyancing Act 1919, impose the following Public Positive Covenant under section 88E(3) of the Act on the land referred to above and apply to have such Positive Covenant recorded in the Register.
(G)	**TEXT OF REQUEST**	See Annexure "A"

DATE ____/____/____
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900.

For execution see Annexure "A"

All handwriting must be in block capitals

5979800_1

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:2 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

This is annexure "A" to a request dated

THE STATE RAIL AUTHORITY OF NEW SOUTH WALES and **RAIL INFRASTRUCTURE CORPORATION** ("Prescribed Authorities"), each being a prescribed authority within the meaning of section 88E of the Conveyancing Act, 1919 order that a public positive covenant on the terms set out in this and the following 6 pages be registered on the title to Lot 1 in DP 1043061(being the whole of the land in folio identifier 1/1043061)

Dated:

1 Definitions and interpretation

1.1 **Definitions**

Unless the context otherwise requires:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Emergency means any event which occurs within or in the vicinity of Lot 2 or in relation to the Railway which has the potential to cause the loss of life, or property, or endanger public safety including, but not limited to, any fire which affects Normal Railway Operations.

Emergency Services includes fire, ambulance, rescue and police services.

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this positive covenant.

Land means Lot 1 in DP 1043061.

Lot 2 means Lot 2 in DP 1043061, within which the Station and Tunnel are located.

Normal Railway Operations means the operations and functions of SRA and RIC from time to time, including:

(a) operating trains or the equipment associated with them;

(b) operating train stations and providing proper access and facilities to the public in connection with train stations;

(c) providing for the maintenance and upgrading of railway tracks or the equipment associated with operating trains;

(d) those in connection with any activity, obligation or right of SRA or RIC pursuant to their respective contractual and statutory obligations to third parties (including those relating to the Airport Line and community service obligations); and

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:3 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(e) any other activity required by SRA or RIC's constituting legislation.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186.

Proprietor means every person at any time entitled to an estate or interest in the Land, including any freehold or leasehold estate or interest in possession in the Land and each part of the Land.

Rail Infrastructure Corporation ("RIC") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

Rail Infrastructure Facilities has the same meaning as in the Transport Administration Act 1988 (NSW).

Railway means the Airport Line and Illawarra Railway.

Services means, but is not limited to, the supply of water, gas, electricity, telephone, television and other forms of communication (now or in the future invented) or ventilation and the discharge of sewage, sullage and other fluid wastes.

Site means the site of the easement shown on the Plan as Easement for Access including Heavy Vehicle Emergency Access variable width (DF).

State Rail Authority of New South Wales ("SRA") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

Station means Wolli Creek Railway Station, including all structural slabs, beams, walls, foundations and other elements and Rail Infrastructure Facilities at Wolli Creek.

Tunnel means the following elements of the Railway located within Lot 2:

(a) the concrete structural slab and beams comprising the roof of the tunnel structure,

(b) the concrete structural slab and beams comprising the floor of the tunnel structure,

(c) concrete columns, walls and foundations that support the concrete structural slab and beams comprising the roof and floor of the tunnel structure,

(d) the concrete or blockwork walls of the tunnel structure,

(e) any protective membrane, water seal beam, flood protection, or any other device installed for the protection of the tunnel structure, and

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:4 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(f) all Services associated with and passing through in or over (being immediately adjacent to) the tunnel structure.

1.2 **Interpretation**

Unless the contrary intention appears:

(a) a reference to this positive covenant or another instrument includes any variation or replacement of them;

(b) a reference to a person includes the person's executors, administrators, successors and permitted assigns;

(c) a reference to a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them;

(d) the singular includes the plural and vice versa;

(e) the word "person" includes a firm, a body corporate, an unincorporated association or an authority;

(f) an agreement, representation or warranty in favour of two or more persons is for the benefit of them jointly and severally;

(g) an agreement, representation or warranty on the part of two or more persons binds them jointly and severally;

(h) a reference to any thing (including any amount) is a reference to the whole and each part of it and a reference to a group of persons is a reference to all of them collectively, to any two or more of them collectively and to each of them individually;

(i) if a period of time is specified and dates from a given day or the day of an act or event, it is to be calculated exclusive of that day;

(j) "include" (in any form) when introducing a list of items does not limit the meaning of the words to which the list relates to those items or to items of a similar kind; and

(k) where consent to or approval of any particular matter is required from the Prescribed Authorities, that consent or approval takes effect only when both of the Prescribed Authorities have given their consent or approval.

2 Obligations of the Proprietor

2.1 The Proprietor covenants that it will at its cost:

(a) upgrade and maintain the Site to take axle loads of 12.5 tonnes so that at all times the Site is of a standard which allows the safe and unhindered passage of heavy vehicles in all weathers;

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:5 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) construct and maintain to high impact standard an upgraded road vehicle deflection wall parallel to the Illawarra Railway upon and extending above the level of the railway embankment sufficient to prevent road vehicles using the Site falling on to the Illawarra Railway as a result of accident, mechanical failure or other Emergency occurring on the Site, in accordance with the requirements and to the satisfaction of the Prescribed Authorities, and not remove the existing deflection wall until such time as the upgraded wall has been completed and approved by the Prescribed Authorities; and

(c) ensure the Site is at all times clearly signposted and marked and readily identifiable to Emergency Services and other drivers of heavy vehicles.

2.2 The Proprietor must not, and must not permit its Employees and Agents to, use that part of the Site parallel and adjacent to the Illawarra Railway for the passage of vehicles, plant or equipment owned by or in the custody or control of the Proprietor or its Employees and Agents.

2.3 The Proprietor must not permit any vehicle or any other obstruction to stand or remain standing on the Site at any time and must at its cost erect prominent "No Parking" signs which are visible at all times of day and night and in all weathers and must take any other necessary action to ensure that the Site is not obstructed at any time.

2.4 The Prescribed Authorities may at any time close the access gates to that part of the Site parallel and adjacent to the Illawarra Railway if necessary and for the time necessary in relation to any Emergency or for the purpose of the security of the Station, Tunnel or Railway.

2.5 The Proprietor indemnifies and will keep indemnified the Prescribed Authorities from and against all claims, demands, costs, losses, damages and other responsibilities of whatever nature (including death and personal injury) arising from any breach by the Proprietor or its Employees and Agents of clauses 2.1, 2.2 or 2.3 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach) except to the extent caused by the negligence of the Prescribed Authorities or their Employees and Agents.

3 Charge over Land

3.1 The Proprietor acknowledges and agrees that if there is a breach by the Proprietor of the terms of this positive covenant which gives rise to a liability, loss, cost, charge or expense to the Prescribed Authorities for which the Proprietor is liable under the terms of this positive covenant, the liability of the Proprietor is a charge on Proprietor's present and future right, title and interest in and to the Land until such time as that liability is discharged in full.

3.2 The Proprietor must do any thing, including executing any documents, reasonably required by the Prescribed Authorities to give effect to clause 3.1.

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:6 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

3.3 The Prescribed Authorities may lodge a caveat over the Land in respect of their interest under clause 3.1.

4 Dispute Resolution

4.1 If any dispute arises between a Prescribed Authority and the Proprietor in relation to this positive covenant, that dispute must be dealt with in accordance with this clause 4.

4.2 A party may not commence any court proceedings relating to the dispute unless it has complied with this clause 4, except where that party seeks urgent interlocutory relief.

4.3 A party claiming that a dispute has arisen in relation to this positive covenant must give notice in writing of the nature of that dispute to the other party.

4.4 If the parties, acting in good faith, are unable to settle the dispute within 14 days (or such further period as agreed by them in writing) after the notice referred to in clause 4.3 has been received by the other party, the dispute will be submitted for determination to a mediator agreed by the parties or, if the parties cannot agree, a mediator appointed by the Australian Commercial Disputes Centre Limited, conducted in Sydney under the administration of ACDC and in accordance with the ACDC Guidelines for Commercial Mediation.

4.5 The mediator does not have the authority to impose a settlement on the parties but will attempt to assist the parties to reach a satisfactory resolution of their dispute. The mediator is authorised to conduct joint and separate meetings with the parties.

4.6 Each party must attend the mediation with authority to settle the dispute within any range of settlement that can reasonably be anticipated in the circumstances of the dispute. Each party is entitled to bring such of its representatives as it requires to attend the mediation, including legally qualified persons, to assist and advise them.

4.7 Each party may meet separately with the mediator. Any information revealed in those separate meetings will not be revealed to the other parties by the mediator without the prior written consent of the party providing that information.

4.8 The parties to the mediation each agree to bear an equal share of the costs of the mediator.

4.9 The parties acknowledge that the purpose of any exchange of information or documents or the making of any offer of settlement under this clause is to attempt to settle the dispute. The parties acknowledge that any exchange of information or documents or the making of any offer of settlement under this clause is strictly on a without prejudice basis as regards any rights that a party may have.

4.10 Provided the parties have complied with this clause 4, the mediation may be terminated at any time by a party giving written notice to the

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:7 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

other party and mediator, or by the mediator giving written or oral notice to the parties if, after consultation with the parties, the mediator forms the view that they are unable to assist the parties to achieve resolution of the dispute.

5 Rights and powers of Prescribed Authorities

The rights and powers of the Prescribed Authorities under this positive covenant are in addition to and not in substitution for the rights and powers of the Prescribed Authorities under Part 6 Division 4 of the Conveyancing Act, 1919.

6 Goods and Services Tax

6.1 For the purposes of clauses 6.2 to 6.3:

GST means the goods and services tax payable under the A New Tax System (Goods and Services Tax) Act (Cth) 1999;

GST Law means any law relating to the GST;

Input Tax Credit means a credit available to any party under the GST Law for the GST payable by the other party in respect of any Supply made pursuant to this Instrument;

Supply means a taxable supply within the meaning of the GST Law; and

Tax Invoice means an invoice required by the GST Law to support a claim by a party for an Input Tax Credit.

6.2 Any amount payable by a party for a Supply made pursuant to this positive covenant, unless expressed to be inclusive of GST, is the GST exclusive value of that Supply and the party receiving that Supply ('the Receiving Party') must pay to the party making that Supply ('the Supplying Party') the GST payable in respect of that Supply in addition to the amount payable by the Receiving Party for that Supply.

6.3 The Receiving Party's obligation to pay to the Supplying Party the GST on a Supply made by the Supplying Party arises on the delivery to the Receiving Party by the Supplying Party of a Tax Invoice for that Supply.

This positive covenant is made under section 88E of the Conveyancing Act, 1919.

This positive covenant will lapse on the release of the Easement for Access including Heavy Vehicle Emergency Access variable width (DF) numbered twenty-six on the Plan.

We certify this dealing correct for the purposes of the Real Property Act, 1900.

Req:R284466 /Doc:DL 9232496 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:8 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

THE COMMON SEAL of **STATE RAIL AUTHORITY OF NEW SOUTH WALES** is hereunto affixed in the presence of:

Witness

HELEN VICKERS
Name

CORPORATE COUNSEL
Title

Authorised Officer

Margot Christine Maasakkers
Name

Corporate Secretary
Title

THE COMMON SEAL of **RAIL INFRASTRUCTURE CORPORATION** is hereunto affixed in the presence of:

~~Witness~~ Authorised Officer

ERINA WHITE
Name

COMPANY SECRETARY
Title

Common
RAIL INFRASTRUCTURE CORPORATION
Seal

Authorised Officer

JOHN COLLINS
Name

CHIEF EXECUTIVE OFFICER
Title

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:1 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 11R
Licence: 01-06-078
Licensee: Mallesons Stephen Jaques

REQUEST

New South Wales
Real Property Act 1900

9232495V

PRIVACY NOTE: this information is legally required and will become part of the public record

(A) **STAMP DUTY**

If applicable. Office of State Revenue use only.

(B) **LAND**

Torrens Title ~~Part 1/1027699 now being~~
1/1043061

(C) **REGISTERED DEALING**

Number	Torrens Title

(D) **LODGED BY**

Delivery Box	Name, Address or DX and Telephone	CODE
41J	Mallesons Stephen Jaques DX 113 Sydney T +61 2 9296 2000 Reference (optional):	

(E) **APPLICANT**

STATE RAIL AUTHORITY OF NEW SOUTH WALES and RAIL INFRASTRUCTURE CORPORATION RUC

(F) **NATURE OF REQUEST**

The Applicants, each being a prescribed authority within the meaning of section 88E(1) of the Conveyancing Act 1919, impose the following Restriction on the Use of Land under section 88E(3) of the Act on the land referred to above and apply to have such Restriction recorded in the Register.

(G) **TEXT OF REQUEST**

See Annexure "A"

DATE ____/____/____
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900.

For execution see Annexure "A"

All handwriting must be in block capitals

5978343_1

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:2 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

This is annexure "A" to a request dated

THE STATE RAIL AUTHORITY OF NEW SOUTH WALES and **RAIL INFRASTRUCTURE CORPORATION** ("Prescribed Authorities"), each being a prescribed authority within the meaning of section 88E of the Conveyancing Act, 1919 order that a restriction on use on the terms set out in this and the following 7 pages be registered on the title to Lot 1 in DP 1043061 (being the whole of the land in folio identifier 1/1043061)

Dated:

1 Definitions and interpretation

1.1 **Definitions**

Unless the context otherwise requires:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Anti-flotation Wings means the horizontal extensions of the base slab of the Station box structure.

Development means:

(a) the erection of a building, structure, Services or Improvements on or within the Site including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a building, structure, Services or Improvement on, in, over or under the Site; or

(b) the physical activity in relation to the carrying out of a work on, in, over or under the Site including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a work, or the demolition or removal of any building, structure, Services, Improvement or work on, in, over or under the Site.

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this restriction on use.

Improvements means all structures, improvements, fixtures, equipment, Services and surfaces constructed, erected or installed from time to time on or within the Land, including structural beams.

Land means Lot 1 in DP 1043061.

Normal Railway Operations means the operations and functions of SRA and RIC from time to time, including:

(a) operating trains or the equipment associated with them;

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:3 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) operating train stations and providing proper access and facilities to the public in connection with train stations;

(c) providing for the maintenance and upgrading of railway tracks or the equipment associated with operating trains;

(d) those in connection with any activity, obligation or right of SRA or RIC pursuant to their respective contractual and statutory obligations to third parties (including those relating to the Airport Line and community service obligations); and

(e) any other activity required by SRA or RIC's constituting legislation.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186.

Proprietor means every person at any time entitled to an estate or interest in the Land, including any freehold or leasehold estate or interest in possession in the Land and each part of the Land.

Rail Infrastructure Facilities has the same meaning as in the Transport Administration Act 1988 (NSW).

Railway means the Airport Line and Illawarra Railway.

Rail Infrastructure Corporation ("RIC") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

Services means, but is not limited to, the supply of water, gas, electricity, telephone, television and other forms of communication (now or in the future invented) or ventilation and the discharge of sewage, sullage and other fluid wastes.

Site means the site of the restriction shown on the Plan as Restriction on Use of Land (DC).

State Rail Authority of New South Wales ("SRA") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

Station means Wolli Creek Railway Station, including all structural slabs, beams, walls, foundations and other elements and Rail Infrastructure Facilities at Wolli Creek.

Tunnel means the following elements of the Railway:

(a) the concrete structural slab and beams comprising the roof of the tunnel structure,

(b) the concrete structural slab and beams comprising the floor of the tunnel structure,

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:4 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) concrete columns, walls and foundations that support the concrete structural slab and beams comprising the roof and floor of the tunnel structure,

(d) the concrete or blockwork walls of the tunnel structure,

(e) any protective membrane, water seal beam, flood protection, or any other device installed for the protection of the tunnel structure, and

(f) all Services associated with and passing through in or over (being immediately adjacent to) the tunnel structure.

1.2 **Interpretation**

Unless the contrary intention appears:

(a) a reference to this restriction on use or another instrument includes any variation or replacement of them;

(b) a reference to a person includes the person's executors, administrators, successors and permitted assigns;

(c) a reference to a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them;

(d) the singular includes the plural and vice versa;

(e) the word "person" includes a firm, a body corporate, an unincorporated association or an authority;

(f) an agreement, representation or warranty in favour of two or more persons is for the benefit of them jointly and severally;

(g) an agreement, representation or warranty on the part of two or more persons binds them jointly and severally;

(h) a reference to any thing (including any amount) is a reference to the whole and each part of it and a reference to a group of persons is a reference to all of them collectively, to any two or more of them collectively and to each of them individually;

(i) if a period of time is specified and dates from a given day or the day of an act or event, it is to be calculated exclusive of that day;

(j) "include" (in any form) when introducing a list of items does not limit the meaning of the words to which the list relates to those items or to items of a similar kind; and

(k) where consent to or approval of any particular matter is required from the Prescribed Authorities, that consent or approval takes effect only when both of the Prescribed Authorities have given their consent or approval.

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:5 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

2 Obligations of the Proprietor

2.1 The Proprietor must:

(a) ensure that no Development or use occurs which may interfere with or adversely affect the structural integrity, stability or proper functioning of the Anti-flotation Wings; and

(b) before commencing any structural Development, if it considers that the proposed Development is one to which the requirements of clause 2.1(c) do not apply, satisfy the Prescribed Authorities to that effect, and for that purpose must provide any information about the proposed Development requested by the Prescribed Authorities. If the Prescribed Authorities are not satisfied that clause 2.1(c) does not apply to the proposed Development, the Proprietor must obtain the consent of the Prescribed Authorities to the Development in accordance with clause 2.1(c), and this clause 2 will apply to its full extent to that Development; and

(c) not commence any Development until:

(i) it submits to the Prescribed Authorities all plans, drawings and development proposals in relation to any proposed Development of the which may alter the structure or integrity of the geological substrate within the Site or may otherwise interfere in any way with the structural integrity, stability or proper functioning of those Wings; and

(ii) the Prescribed Authorities consent to the Development.

2.2 The Prescribed Authorities may refuse to consent to the Development or may impose conditions on its consent where the Prescribed Authorities, acting reasonably, determine that the Development may (or may, in the absence of the conditions imposed by it on its consent) subject the Anti-flotation Wings to hydrostatic pressure or earth pressure or any loading which may:

(a) damage or compromise the integrity of the geological substrate in which the Anti-flotation Wings are located; or

(b) interfere with or adversely affect the structural integrity, stability or proper functioning of the Anti-flotation Wings.

2.3 The Prescribed Authorities may at any time enter the Land to inspect the Tunnel and Station during the Development for the purpose of conducting any tests or works which the Prescribed Authorities (acting reasonably) consider necessary to monitor or ensure the structural and geological integrity of the Anti-flotation Wings and the substrate within the Site.

2.4 The Proprietor indemnifies and will keep indemnified the Prescribed Authorities from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:6 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Prescribed Authorities or their Employees and Agents) whatsoever to which the Prescribed Authorities will or may become liable as a result of the breach by the Proprietor of the terms of this restriction on use.

2.5 If the Prescribed Authorities must interrupt Normal Railway Operations as a result of a breach of clause 2.1(c), the Prescribed Authorities or any entity authorised by either of them to operate the Railway or any part of it will be entitled to provide alternative transport arrangements (including, but not limited to, alternative means of transport and, where the circumstances require, accommodation) for passengers and freight and all the incremental costs of providing those alternative arrangements incurred by the Prescribed Authorities or any entity authorised by either of them to operate the Railway or any part of it will be borne by the Proprietor.

2.6 The Proprietor must carry out all necessary works requested by the Prescribed Authorities to rectify a breach of clause 2.1(c), including any works necessary to maintain or restore Normal Railway Operations if Normal Railway Operations may be or are interrupted as a result of that breach.

3 Charge over Land

3.1 The Proprietor acknowledges and agrees that if there is a breach by the Proprietor of the terms of this restriction on use which gives rise to a liability, loss, cost, charge or expense to the Prescribed Authorities for which the Proprietor is liable under the terms of this restriction on use, the liability of the Proprietor is a charge on Proprietor's present and future right, title and interest in and to the Land until such time as that liability is discharged in full.

3.2 The Proprietor must do any thing, including executing any documents, reasonably required by the Prescribed Authorities to give effect to clause 3.1.

3.3 The Prescribed Authorities may lodge a caveat over the Land in respect of their interest under clause 3.1.

4 Dispute Resolution

4.1 If any dispute arises between a Prescribed Authority and the Proprietor in relation to this restriction on use, that dispute must be dealt with in accordance with this clause 4.

4.2 A party may not commence any court proceedings relating to the dispute unless it has complied with this clause 4, except where that party seeks urgent interlocutory relief.

4.3 A party claiming that a dispute has arisen in relation to this restriction on use must give notice in writing of the nature of that dispute to the other party.

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:7 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

4.4 If the parties, acting in good faith, are unable to settle the dispute within 14 days (or such further period as agreed by them in writing) after the notice referred to in clause 4.3 has been received by the other party, the dispute will be submitted for determination to a mediator agreed by the parties or, if the parties cannot agree, a mediator appointed by the Australian Commercial Disputes Centre Limited, conducted in Sydney under the administration of ACDC and in accordance with the ACDC Guidelines for Commercial Mediation.

4.5 The mediator does not have the authority to impose a settlement on the parties but will attempt to assist the parties to reach a satisfactory resolution of their dispute. The mediator is authorised to conduct joint and separate meetings with the parties.

4.6 Each party must attend the mediation with authority to settle the dispute within any range of settlement that can reasonably be anticipated in the circumstances of the dispute. Each party is entitled to bring such of its representatives as it requires to attend the mediation, including legally qualified persons, to assist and advise them.

4.7 Each party may meet separately with the mediator. Any information revealed in those separate meetings will not be revealed to the other parties by the mediator without the prior written consent of the party providing that information.

4.8 The parties to the mediation each agree to bear an equal share of the costs of the mediator.

4.9 The parties acknowledge that the purpose of any exchange of information or documents or the making of any offer of settlement under this clause is to attempt to settle the dispute. The parties acknowledge that any exchange of information or documents or the making of any offer of settlement under this clause is strictly on a without prejudice basis as regards any rights that a party may have.

4.10 Provided the parties have complied with this clause 4, the mediation may be terminated at any time by a party giving written notice to the other party and mediator, or by the mediator giving written or oral notice to the parties if, after consultation with the parties, the mediator forms the view that they are unable to assist the parties to achieve resolution of the dispute.

5 Rights and powers of Prescribed Authorities

The rights and powers of the Prescribed Authorities under this restriction on use are in addition to and not in substitution for the rights and powers of the Prescribed Authorities under Part 6 Division 4 of the Conveyancing Act, 1919.

6 Goods and Services Tax

6.1 For the purposes of clauses 6.2 to 6.3:

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:8 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

GST means the goods and services tax payable under the A New Tax System (Goods and Services Tax) Act (Cth) 1999;

GST Law means any law relating to the GST;

Input Tax Credit means a credit available to any party under the GST Law for the GST payable by the other party in respect of any Supply made pursuant to this Instrument;

Supply means a taxable supply within the meaning of the GST Law; and

Tax Invoice means an invoice required by the GST Law to support a claim by a party for an Input Tax Credit.

6.2 Any amount payable by a party for a Supply made pursuant to this restriction on use, unless expressed to be inclusive of GST, is the GST exclusive value of that Supply and the party receiving that Supply ('the Receiving Party') must pay to the party making that Supply ('the Supplying Party') the GST payable in respect of that Supply in addition to the amount payable by the Receiving Party for that Supply.

6.3 The Receiving Party's obligation to pay to the Supplying Party the GST on a Supply made by the Supplying Party arises on the delivery to the Receiving Party by the Supplying Party of a Tax Invoice for that Supply.

This restriction on use is made under section 88E of the Conveyancing Act, 1919.

This restriction will lapse on the release of the Restriction on Use (DC) numbered nineteen on the Plan.

We certify this dealing correct for the purposes of the Real Property Act, 1900.

THE COMMON SEAL of **STATE RAIL AUTHORITY OF NEW SOUTH WALES** is hereunto affixed in the presence of:

Witness	Authorised Officer
HELEN VICKERS	Margot Christine Maasakkers
Name	Name
CORPORATE COUNSEL	Corporate Secretary
Title	Title

Req:R284462 /Doc:DL 9232495 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:50 /Seq:9 of 9
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

THE COMMON SEAL of **RAIL INFRASTRUCTURE CORPORATION** is hereunto affixed in the presence of:

Common Seal
RAIL INFRASTRUCTURE CORPORATION

*.....
~~Witness~~ COMPANY SECRETARY

ERIKA WHITE
Name

COMPANY SECRETARY
Title

*.....
Authorised Officer

JOHN COWLING
Name

CHIEF EXECUTIVE OFFICER
Title

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:1 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 11R
Licence: 01-06-078
Licensee: Mallesons Stephen Jaques

REQUEST

New South Wales
Real Property Act 1900

9232494X

PRIVACY NOTE: this information is legally required and will become part of the public record

(A)	**STAMP DUTY**	If applicable. Office of State Revenue use only.
(B)	**LAND**	Torrens Title ~~Part of 1/1043061 now being~~ 1/1043061
(C)	**REGISTERED DEALING**	Number: Torrens Title:
(D)	**LODGED BY**	Delivery Box: 41J Name, Address or DX and Telephone: Mallesons Stephen Jaques, DX 113 Sydney, T +61 2 9296 2000 Reference (optional): CODE:
(E)	**APPLICANT**	STATE RAIL AUTHORITY OF NEW SOUTH WALES and RAIL INFRASTRUCTURE CORPORATION
(F)	**NATURE OF REQUEST**	The Applicants, each being a prescribed authority within the meaning of section 88E(1) of the Conveyancing Act 1919, impose the following Restriction on the Use of Land under section 88E(3) of the Act on the land referred to above and apply to have such Restriction recorded in the Register.
(G)	**TEXT OF REQUEST**	See Annexure "A"

DATE ____/____/____
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900.

For execution see Annexure "A"

All handwriting must be in block capitals

5978343_1

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:2 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

This is annexure "A" to a request dated

THE STATE RAIL AUTHORITY OF NEW SOUTH WALES and **RAIL INFRASTRUCTURE CORPORATION** ("Prescribed Authorities"), each being a prescribed authority within the meaning of section 88E of the Conveyancing Act, 1919 order that a restriction on use on the terms set out in this and the following 8 pages be registered on the title to Lot 1 in DP 1043061 (being the whole of the land in folio identifier 1/1043061)

Dated:

1 Definitions and interpretation

1.1 **Definitions**

Unless the context otherwise requires:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Development means:

(a) the erection of a building, structure, Services or Improvements on or within the Site including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a building, structure, Services or Improvement on, in, over or under the Site; or

(b) the physical activity in relation to the carrying out of a work on, in, over or under the Site including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a work, or the demolition or removal of any building, structure, Services, Improvement or work on, in, over or under the Site.

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this restriction on use.

Improvements means all structures, improvements, fixtures, equipment, Services and surfaces constructed, erected or installed from time to time on or within the Land, including structural beams.

Land means Lot 1 in DP 1043061.

Laws means

(a) acts, regulations, by-laws, orders, awards and proclamations of the Commonwealth of Australia and the State of New South Wales, and

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:3 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) certificates, licences, consents, permits, approvals and requirements of organisations having jurisdiction over a work.

Normal Railway Operations means the operations and functions of SRA and RIC from time to time, including:

(a) operating trains or the equipment associated with them;

(b) operating train stations and providing proper access and facilities to the public in connection with train stations;

(c) providing for the maintenance and upgrading of railway tracks or the equipment associated with operating trains;

(d) those in connection with any activity, obligation or right of SRA or RIC pursuant to their respective contractual and statutory obligations to third parties (including those relating to the Airport Line and community service obligations); and

(e) any other activity required by SRA's or RIC's constituting legislation.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186.

Proprietor means every person at any time entitled to an estate or interest in the Land, including any freehold or leasehold estate or interest in possession in the Land and each part of the Land.

Rail Infrastructure Facilities has the same meaning as in the Transport Administration Act 1988 (NSW).

Railway means the Airport Line and Illawarra Railway.

Rail Infrastructure Corporation ("RIC") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

Services means, but is not limited to, the supply of water, gas, electricity, telephone, television and other forms of communication (now or in the future invented) or ventilation and the discharge of sewage, sullage and other fluid wastes.

Site means the site of the restriction shown on the Plan as Restriction on Use of Land (BB).

State Rail Authority of New South Wales ("SRA") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

Station means Wolli Creek Railway Station, including all structural slabs, beams, walls, foundations and other elements and Rail Infrastructure Facilities at Wolli Creek.

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:4 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Tunnel means the following elements of the Railway:

(a) the concrete structural slab and beams comprising the roof of the tunnel structure,

(b) the concrete structural slab and beams comprising the floor of the tunnel structure,

(c) concrete columns, walls and foundations that support the concrete structural slab and beams comprising the roof and floor of the tunnel structure,

(d) the concrete or blockwork walls of the tunnel structure,

(e) any protective membrane, water seal beam, flood protection, or any other device installed for the protection of the tunnel structure, and

(f) all Services associated with and passing through in or over (being immediately adjacent to) the tunnel structure.

1.2 **Interpretation**

Unless the contrary intention appears:

(a) a reference to this restriction on use or another instrument includes any variation or replacement of them;

(b) a reference to a person includes the person's executors, administrators, successors and permitted assigns;

(c) a reference to a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them;

(d) the singular includes the plural and vice versa;

(e) the word "person" includes a firm, a body corporate, an unincorporated association or an authority;

(f) an agreement, representation or warranty in favour of two or more persons is for the benefit of them jointly and severally;

(g) an agreement, representation or warranty on the part of two or more persons binds them jointly and severally;

(h) a reference to any thing (including any amount) is a reference to the whole and each part of it and a reference to a group of persons is a reference to all of them collectively, to any two or more of them collectively and to each of them individually;

(i) if a period of time is specified and dates from a given day or the day of an act or event, it is to be calculated exclusive of that day;

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:5 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(j) "include" (in any form) when introducing a list of items does not limit the meaning of the words to which the list relates to those items or to items of a similar kind; and

(k) where consent to or approval of any particular matter is required from the Prescribed Authorities, that consent or approval takes effect only when both of the Prescribed Authorities have given their consent or approval.

2 Obligations of the Proprietor

2.1 The Proprietor must:

(a) ensure that no Development occurs which may interfere with, obstruct or adversely affect the operation, maintenance, stability or structural integrity of the Tunnel or Station; and

(b) before commencing any structural Development, if it considers that the proposed Development is one to which the requirements of clause 2.1(c) do not apply, satisfy the Prescribed Authorities to that effect, and for that purpose must provide any information about the proposed Development requested by the Prescribed Authorities. If the Prescribed Authorities are not satisfied that clause 2.1(c) does not apply to the proposed Development, the Proprietor must obtain the consent of the Prescribed Authorities to the Development in accordance with clause 2.1(c), and this clause 2 will apply to its full extent to that Development; and

(c) not commence any Development until:

(i) it submits to the Prescribed Authorities all plans, drawings and development proposals in relation to any proposed Development which may alter the structure of the stratum above, beneath or around for a distance of up to twenty-five (25) metres from either the centre line of the Tunnel or the centre line of the Station; and

(ii) the Prescribed Authorities consent to the Development.

2.2 The Prescribed Authorities may refuse to consent to the Development where they determine, acting reasonably, that the Development may:

(a) subject the Tunnel or Station to hydrostatic pressure or earth pressure exceeding 25 kPa;

(b) subject the Tunnel or Station to hydrostatic pressure, earth pressure or any loading exceeding 200 kN/m in the area extending from chainage 9398.5 to chainage 9445.0 on the south wall of the Tunnel and Station and from chainage 9398.5 to chainage 9435.0 on the north wall of the Tunnel and Station;

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:6 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) involve any underground construction which may compromise the integrity of the geological substrate in which the Tunnel or Station is located;

(d) damage or compromise any protective membrane, water seal beam, flood protection or any other device installed by the Prescribed Authorities for the protection of the Tunnel or Station;

(e) interfere with, obstruct or adversely affect the operation, maintenance, stability, or structural integrity of any flood protection device installed by the Prescribed Authorities for the protection of the Tunnel or Station or the Tunnel or Station itself; or

(f) adversely impact on Normal Railway Operations.

2.3 Where the Prescribed Authorities consent to the Development, the Proprietor must:

(a) ensure that the Development is conducted in a proper and workmanlike manner and in accordance with:

(i) the requirements of all relevant authorities and Laws including the Rail Safety Act (NSW) 1993; and

(ii) all safety requirements of the Prescribed Authorities in relation to access to and maintenance and repairs in the vicinity of railways.

(b) not at any time restrict or hinder public access to the Station.

2.4 The Proprietor must allow the Prescribed Authorities full, free and exclusive right, liberty and licence at any time to enter the Land to inspect the Tunnel and Station during the Development for the purposes of:

(a) ensuring the structural and geological integrity of either or both of the Tunnel and the Station and ensuring public safety;

(b) conducting any tests or works which the Prescribed Authorities (acting reasonably) consider necessary as the result of any opinion formed by it during any inspection conducted under this clause 2.4 to ensure the structural and geological integrity of the Tunnel and the Station, or ensure public safety; or

(c) Normal Railway Operations.

2.5 The Proprietor must indemnify and keep indemnified the Prescribed Authorities from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Prescribed Authorities or their Employees and Agents) whatsoever to which the Prescribed Authorities will or may become

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:7 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

liable as a result of the breach by the Proprietor of the terms of this restriction on use.

2.6 The Proprietor must cause no interruptions to Normal Railway Operations in the course of anything contemplated in this restriction on use.

2.7 Where there is a breach of clause 2.6, the Prescribed Authorities or any entity authorised by either of them to operate the Railway or any part of it will be entitled to provide alternative transport arrangements (including, but not limited to, alternative means of transport and, where the circumstances require, accommodation) for passengers and freight and all the incremental costs of providing those alternative arrangements incurred by the Prescribed Authorities or the authorised entity, including any costs arising from reduction in the rail access fees normally paid by SRA to RIC, will be borne by the Proprietor.

2.8 The Proprietor must carry out all necessary works requested by the Prescribed Authorities to ensure the proper and uninterrupted functioning of the Station, the Tunnel and the Railway which may arise from any breach of the obligation under clause 2.6.

3 Charge over Land

3.1 The Proprietor acknowledges and agrees that if there is a breach by the Proprietor of the terms of this restriction on use which gives rise to a liability, loss, cost, charge or expense to the Prescribed Authorities for which the Proprietor is liable under the terms of this restriction on use, the liability of the Proprietor is a charge on Proprietor's present and future right, title and interest in and to the Land until such time as that liability is discharged in full.

3.2 The Proprietor must do any thing, including executing any documents, reasonably required by the Prescribed Authorities to give effect to clause 3.1.

3.3 The Prescribed Authorities may lodge a caveat over the Land in respect of their interest under clause 3.1.

4 Dispute Resolution

4.1 If any dispute arises between a Prescribed Authority and the Proprietor in relation to this restriction on use, that dispute must be dealt with in accordance with this clause 4.

4.2 A party may not commence any court proceedings relating to the dispute unless it has complied with this clause 4, except where that party seeks urgent interlocutory relief.

4.3 A party claiming that a dispute has arisen in relation to this restriction on use must give notice in writing of the nature of that dispute to the other party.

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:8 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

4.4 If the parties, acting in good faith, are unable to settle the dispute within 14 days (or such further period as agreed by them in writing) after the notice referred to in clause 4.3 has been received by the other party, the dispute will be submitted for determination to a mediator agreed by the parties or, if the parties cannot agree, a mediator appointed by the Australian Commercial Disputes Centre Limited, conducted in Sydney under the administration of ACDC and in accordance with the ACDC Guidelines for Commercial Mediation.

4.5 The mediator does not have the authority to impose a settlement on the parties but will attempt to assist the parties to reach a satisfactory resolution of their dispute. The mediator is authorised to conduct joint and separate meetings with the parties.

4.6 Each party must attend the mediation with authority to settle the dispute within any range of settlement that can reasonably be anticipated in the circumstances of the dispute. Each party is entitled to bring such of its representatives as it requires to attend the mediation, including legally qualified persons, to assist and advise them.

4.7 Each party may meet separately with the mediator. Any information revealed in those separate meetings will not be revealed to the other parties by the mediator without the prior written consent of the party providing that information.

4.8 The parties to the mediation each agree to bear an equal share of the costs of the mediator.

4.9 The parties acknowledge that the purpose of any exchange of information or documents or the making of any offer of settlement under this clause is to attempt to settle the dispute. The parties acknowledge that any exchange of information or documents or the making of any offer of settlement under this clause is strictly on a without prejudice basis as regards any rights that a party may have.

4.10 Provided the parties have complied with this clause 4, the mediation may be terminated at any time by a party giving written notice to the other party and mediator, or by the mediator giving written or oral notice to the parties if, after consultation with the parties, the mediator forms the view that they are unable to assist the parties to achieve resolution of the dispute.

5 Rights and powers of Prescribed Authorities

The rights and powers of the Prescribed Authorities under this restriction on use are in addition to and not in substitution for the rights and powers of the Prescribed Authorities under Part 6 Division 4 of the Conveyancing Act, 1919.

6 Goods and Services Tax

6.1 For the purposes of clauses 6.2 to 6.3:

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:9 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

GST means the goods and services tax payable under the A New Tax System (Goods and Services Tax) Act (Cth) 1999;

GST Law means any law relating to the GST;

Input Tax Credit means a credit available to any party under the GST Law for the GST payable by the other party in respect of any Supply made pursuant to this Instrument;

Supply means a taxable supply within the meaning of the GST Law; and

Tax Invoice means an invoice required by the GST Law to support a claim by a party for an Input Tax Credit.

6.2 Any amount payable by a party for a Supply made pursuant to this restriction on use, unless expressed to be inclusive of GST, is the GST exclusive value of that Supply and the party receiving that Supply ('the Receiving Party') must pay to the party making that Supply ('the Supplying Party') the GST payable in respect of that Supply in addition to the amount payable by the Receiving Party for that Supply.

6.3 The Receiving Party's obligation to pay to the Supplying Party the GST on a Supply made by the Supplying Party arises on the delivery to the Receiving Party by the Supplying Party of a Tax Invoice for that Supply.

This restriction on use is made under section 88E of the Conveyancing Act, 1919.

This restriction will lapse on the release of the Restriction on Use (BB) numbered two on the Plan.

We certify this dealing correct for the purposes of the Real Property Act, 1900.

THE COMMON SEAL of **STATE RAIL AUTHORITY OF NEW SOUTH WALES** is hereunto affixed in the presence of:

Witness

HELEN VICKERS
Name

CORPORATE COUNSEL
Title

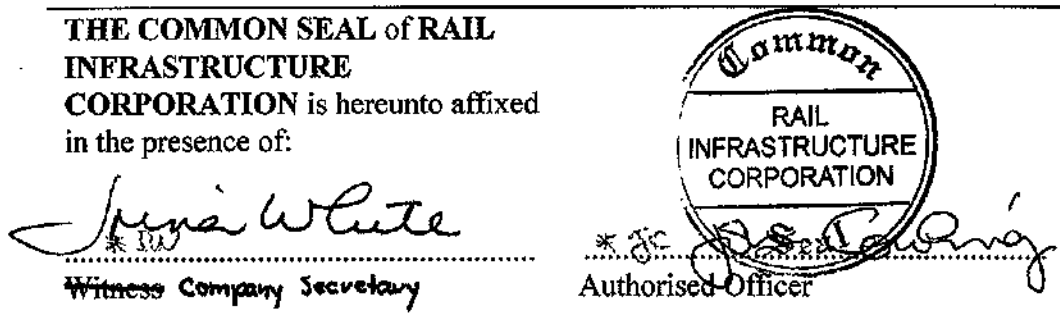
Authorised Officer

Margot Christine Maasakkers
Name

Corporate Secretary
Title

Req:R284448 /Doc:DL 9232494 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:10 of 10
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

THE COMMON SEAL of **RAIL INFRASTRUCTURE CORPORATION** is hereunto affixed in the presence of:



~~Witness~~ Company Secretary	Authorised Officer
ERIKA WHITE	JOHN COLLINS
Name	Name
COMPANY SECRETARY	CHIEF EXECUTIVE OFFICER
Title	Title

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:1 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 11R
Licence: 01-06-078
Licensee: Mallesons Stephen Jaques

REQUEST

New South Wales
Real Property Act 1900

9232493A

PRIVACY NOTE: this information is legally required and will become part of the public record

(A)	**STAMP DUTY**	If applicable. Office of State Revenue use only.
(B)	**LAND**	Torrens Title ~~folio identifier being~~ 1/1043061
(C)	**REGISTERED DEALING**	Number: Torrens Title:
(D)	**LODGED BY**	Delivery Box: 41J Name, Address or DX and Telephone: Mallesons Stephen Jaques, DX 113 Sydney, T +61 2 9296 2000 Reference (optional): CODE:
(E)	**APPLICANT**	RAIL INFRASTRUCTURE CORPORATION
(F)	**NATURE OF REQUEST**	The Applicant, being a prescribed authority within the meaning of section 88E(1) of the Conveyancing Act 1919, imposes the following Restriction on the Use of Land under section 88E(3) of the Act on the land referred to above and applies to have such Restriction recorded in the Register.
(G)	**TEXT OF REQUEST**	See Annexure "A"

DATE ____/____/____
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900.

For execution see Annexure "A"

All handwriting must be in block capitals

5979549_1

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:2 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

This is annexure "A" to a request dated

RAIL INFRASTRUCTURE CORPORATION ("Prescribed Authority"), being a prescribed authority within the meaning of section 88E of the Conveyancing Act, 1919 order that a restriction on use on the terms set out in this and the following 6 pages be registered on the title to Lot 1 in DP 1043061 (being the whole of the land in folio identifier 1/1043061)

Dated:

1 Definitions and interpretation

1.1 Definitions

Unless the context otherwise requires:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Development means:

(a) the erection of a building, structure, Services or Improvements on or within the Site including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a building, structure, Services or Improvement on, in, over or under the Site; or

(b) the physical activity in relation to the carrying out of a work on, in, over or under the Site including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a work, or the demolition or removal of any building, structure, Services, Improvement or work on, in, over or under the Site.

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this restriction on use.

Improvements means all structures, improvements, fixtures, equipment, Services and surfaces constructed, erected or installed from time to time on or within the Land, including structural beams.

Land means Lot 1 in DP 1043061.

Normal Railway Operations means the operations and functions of SRA and RIC from time to time, including:

(a) operating trains or the equipment associated with them;

(b) operating train stations and providing proper access and facilities to the public in connection with train stations;

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:3 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) providing for the maintenance and upgrading of railway tracks or the equipment associated with operating trains;

(d) those in connection with any activity, obligation or right of SRA or RIC pursuant to their respective contractual and statutory obligations to third parties (including those relating to the Airport Line and community service obligations); and

(e) any other activity required by SRA or RIC's constituting legislation.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186.

Proprietor means every person at any time entitled to an estate or interest in the Land, including any freehold or leasehold estate or interest in possession in the Land and each part of the Land.

Rail Infrastructure Facilities has the same meaning as in the Transport Administration Act 1988 (NSW).

Railway means the Airport Line and Illawarra Railway.

Rail Infrastructure Corporation ("RIC") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

Services means, but is not limited to, the supply of water, gas, electricity, telephone, television and other forms of communication (now or in the future invented) or ventilation and the discharge of sewage, sullage and other fluid wastes.

Site means the site of the restrictions shown on the Plan as Restriction on Use of Land (DM).

State Rail Authority of New South Wales ("SRA") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

Station means Wolli Creek Railway Station, including all structural slabs, beams, walls, foundations and other elements and Rail Infrastructure Facilities at Wolli Creek.

Tunnel means the following elements of the Railway:

(a) the concrete structural slab and beams comprising the roof of the tunnel structure,

(b) the concrete structural slab and beams comprising the floor of the tunnel structure,

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:4 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) concrete columns, walls and foundations that support the concrete structural slab and beams comprising the roof and floor of the tunnel structure,

(d) the concrete or blockwork walls of the tunnel structure,

(e) any protective membrane, water seal beam, flood protection, or any other device installed for the protection of the tunnel structure, and

(f) all Services associated with and passing through in or over (being immediately adjacent to) the tunnel structure.

1.2 **Interpretation**

Unless the contrary intention appears:

(a) a reference to this restriction on use or another instrument includes any variation or replacement of them;

(b) a reference to a person includes the person's executors, administrators, successors and permitted assigns;

(c) a reference to a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them;

(d) the singular includes the plural and vice versa;

(e) the word "person" includes a firm, a body corporate, an unincorporated association or an authority;

(f) an agreement, representation or warranty in favour of two or more persons is for the benefit of them jointly and severally;

(g) an agreement, representation or warranty on the part of two or more persons binds them jointly and severally;

(h) a reference to any thing (including any amount) is a reference to the whole and each part of it and a reference to a group of persons is a reference to all of them collectively, to any two or more of them collectively and to each of them individually;

(i) if a period of time is specified and dates from a given day or the day of an act or event, it is to be calculated exclusive of that day; and

(j) "include" (in any form) when introducing a list of items does not limit the meaning of the words to which the list relates to those items or to items of a similar kind.

2 Obligations of the Proprietor

2.1 The Proprietor will ensure that no Development occurs which may damage or interfere with the operation of Rail Infrastructure Facilities.

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:5 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

2.2 The Proprietor must not commence any Development which may damage or interfere with the operation of Rail Infrastructure Facilities until the Proprietor submits to the Prescribed Authority all plans, drawings and development proposals in relation to the Development and the Prescribed Authority, acting reasonably, consents to the Development.

2.3 If the Prescribed Authority consents to the Development it may:

(a) impose such conditions on its consent as it considers reasonably necessary or desirable to:

(i) protect the structure, integrity and operation of the Rail Infrastructure Facilities; and

(ii) ensure the Development does not adversely impact on Normal Railway Operations; and

(b) require on such terms and for such amounts as it considers appropriate:

(i) security for performance of the obligations of the Proprietor under this restriction on use; and

(ii) all insurances appropriate to the carrying out and continued existence of the Development within the Site.

2.4 Where the Prescribed Authority consents to the Development, the Proprietor must ensure that the Development is carried out in a proper and workmanlike manner and in accordance with:

(a) the conditions of the consent;

(b) the requirements of all applicable Laws and construction standards and codes; and

(c) all safety requirements of the Prescribed Authority in relation to access to and works in the vicinity of Rail Infrastructure Facilities.

2.5 The Prescribed Authority and its Employees and Agents may enter the Land at any time to inspect the Development to ensure it complies with the terms of this restriction on use. In exercising its rights under this clause 2.5 the Prescribed Authority must not, and must ensure its Employees and Agents do not, cause unnecessary inconvenience to the Proprietor.

2.6 The Proprietor must cause no interruptions to Normal Railway Operations in the course of anything contemplated in this restriction on use.

2.7 If the Prescribed Authority determines that the Development does not comply with the terms of this restriction on use, it may:

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:6 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) require the Proprietor to remedy that non-compliance, and the Proprietor must at its cost promptly carry out the remedial works; or

(b) remedy any non-compliance itself, and the Proprietor must pay the cost of the remedial works to the Prescribed Authority on demand.

2.8 The Proprietor indemnifies and will keep indemnified the Prescribed Authority and SRA from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused by the wilful or negligent act or omission of the Prescribed Authority or its Employees and Agents) whatsoever to which the Prescribed Authority or SRA will or may become liable as a results of the breach by the Proprietor of the terms of this restriction on use.

3 Charge over Land

3.1 The Proprietor acknowledges and agrees that if there is a breach by the Proprietor of the terms of this restriction on use which gives rise to a liability, loss, cost, charge or expense to the Prescribed Authority for which the Proprietor is liable under the terms of this restriction on use, the liability of the Proprietor is a charge on Proprietor's present and future right, title and interest in and to the Land until such time as that liability is discharged in full.

3.2 The Proprietor must do any thing, including executing any documents, reasonably required by the Prescribed Authority to give effect to clause 3.1.

3.3 The Prescribed Authority may lodge a caveat over the Land in respect of its interest under clause 3.1.

4 Dispute Resolution

4.1 If any dispute arises between the Prescribed Authority and the Proprietor in relation to this restriction on use, that dispute must be dealt with in accordance with this clause 4.

4.2 A party may not commence any court proceedings relating to the dispute unless it has complied with this clause 4, except where that party seeks urgent interlocutory relief.

4.3 A party claiming that a dispute has arisen in relation to this restriction on use must give notice in writing of the nature of that dispute to the other party.

4.4 If the parties, acting in good faith, are unable to settle the dispute within 14 days (or such further period as agreed by them in writing) after the notice referred to in clause 4.3 has been received by the other party, the dispute will be submitted for determination to a mediator agreed by the parties or, if the parties cannot agree, a mediator

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:7 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

appointed by the Australian Commercial Disputes Centre Limited, conducted in Sydney under the administration of ACDC and in accordance with the ACDC Guidelines for Commercial Mediation.

4.5 The mediator does not have the authority to impose a settlement on the parties but will attempt to assist the parties to reach a satisfactory resolution of their dispute. The mediator is authorised to conduct joint and separate meetings with the parties.

4.6 Each party must attend the mediation with authority to settle the dispute within any range of settlement that can reasonably be anticipated in the circumstances of the dispute. Each party is entitled to bring such of its representatives as it requires to attend the mediation, including legally qualified persons, to assist and advise them.

4.7 Each party may meet separately with the mediator. Any information revealed in those separate meetings will not be revealed to the other parties by the mediator without the prior written consent of the party providing that information.

4.8 The parties to the mediation each agree to bear an equal share of the costs of the mediator.

4.9 The parties acknowledge that the purpose of any exchange of information or documents or the making of any offer of settlement under this clause is to attempt to settle the dispute. The parties acknowledge that any exchange of information or documents or the making of any offer of settlement under this clause is strictly on a without prejudice basis as regards any rights that a party may have.

4.10 Provided the parties have complied with this clause 4, the mediation may be terminated at any time by a party giving written notice to the other party and mediator, or by the mediator giving written or oral notice to the parties if, after consultation with the parties, the mediator forms the view that they are unable to assist the parties to achieve resolution of the dispute.

5 Rights and powers of Prescribed Authority

The rights and powers of the Prescribed Authority under this restriction on use are in addition to and not in substitution for the rights and powers of the Prescribed Authority under Part 6 Division 4 of the Conveyancing Act, 1919.

6 Goods and Services Tax

6.1 For the purposes of clauses 6.2 to 6.3:

GST means the goods and services tax payable under the A New Tax System (Goods and Services Tax) Act (Cth) 1999;

GST Law means any law relating to the GST;

Req:R284440 /Doc:DL 9232493 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:49 /Seq:8 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Input Tax Credit means a credit available to any party under the GST Law for the GST payable by the other party in respect of any Supply made pursuant to this Instrument;

Supply means a taxable supply within the meaning of the GST Law; and

Tax Invoice means an invoice required by the GST Law to support a claim by a party for an Input Tax Credit.

6.2 Any amount payable by a party for a Supply made pursuant to this restriction on use, unless expressed to be inclusive of GST, is the GST exclusive value of that Supply and the party receiving that Supply ('the Receiving Party') must pay to the party making that Supply ('the Supplying Party') the GST payable in respect of that Supply in addition to the amount payable by the Receiving Party for that Supply.

6.3 The Receiving Party's obligation to pay to the Supplying Party the GST on a Supply made by the Supplying Party arises on the delivery to the Receiving Party by the Supplying Party of a Tax Invoice for that Supply.

This restriction on use is made under section 88E of the Conveyancing Act, 1919.

This restriction will lapse on the release of the Restriction on Use (DM) numbered forty-four on the Plan.

We certify this dealing correct for the purposes of the Real Property Act, 1900.

THE COMMON SEAL of RAIL INFRASTRUCTURE CORPORATION is hereunto affixed in the presence of:

Sydney
RAIL INFRASTRUCTURE CORPORATION
Seal

Witness / Authorised Officer

ERINN WHITE
Name

COMPANY SECRETARY
Title

Authorised Officer

JOHN COWLING
Name

CHIEF EXECUTIVE OFFICER
Title

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:1 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Form: 11R
Licence: 01-06-078
Licensee: Mallesons Stephen Jaques

REQUEST

New South Wales
Real Property Act 1900

9232492C

PRIVACY NOTE: this information is legally required and will become part of the public record

(A)	**STAMP DUTY**	If applicable. Office of State Revenue use only.
(B)	**LAND**	Torrens Title ~~Part of 1/1027969 now being~~ 1/1043061
(C)	**REGISTERED DEALING**	Number: Torrens Title:
(D)	**LODGED BY**	Delivery Box: 41J Name, Address or DX and Telephone: Mallesons Stephen Jaques, DX 113 Sydney, T +61 2 9296 2000 Reference (optional): **CODE**
(E)	**APPLICANT**	STATE RAIL AUTHORITY OF NEW SOUTH WALES and RAIL INFRASTRUCTURE CORPORATION
(F)	**NATURE OF REQUEST**	The Applicants, each being a prescribed authority within the meaning of section 88E(1) of the Conveyancing Act 1919, impose the following Restriction on the Use of Land under section 88E(3) of the Act on the land referred to above and apply to have such Restriction recorded in the Register.
(G)	**TEXT OF REQUEST**	See Annexure "A"

DATE ____/____/____
dd mm yyyy

Certified correct for the purposes of the Real Property Act 1900.

For execution see Annexure "A"

All handwriting must be in block capitals

5978343_1

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:2 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

This is annexure "A" to a request dated

THE STATE RAIL AUTHORITY OF NEW SOUTH WALES and **RAIL INFRASTRUCTURE CORPORATION** ("Prescribed Authorities"), each being a prescribed authority within the meaning of section 88E of the Conveyancing Act, 1919 order that a restriction on use on the terms set out in this and the following 6 pages be registered on the title to Lot 1 in DP 1043061 (being the whole of the land in folio identifier 1/1043061)

Dated:

1 Definitions and interpretation

1.1 **Definitions**

Unless the context otherwise requires:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this restriction on use.

Land means Lot 1 in DP 1043061.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186.

Proprietor means every person at any time entitled to an estate or interest in the Land, including any freehold or leasehold estate or interest in possession in the Land and each part of the Land.

Rail Infrastructure Facilities has the same meaning as in the Transport Administration Act 1988 (NSW).

Railway means the Airport Line and Illawarra Railway.

Rail Infrastructure Corporation ("RIC") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

RL means Reduced Level by reference to the Australian Height Datum.

Site means the site of the restrictions shown on the Plan as Restriction on Use of Land (DB).

State Rail Authority of New South Wales ("SRA") means that authority as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:3 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Station means Wolli Creek Railway Station, including all structural slabs, beams, walls, foundations and other elements and Rail Infrastructure Facilities at Wolli Creek.

Tunnel means the following elements of the Railway:

(a) the concrete structural slab and beams comprising the roof of the tunnel structure,

(b) the concrete structural slab and beams comprising the floor of the tunnel structure,

(c) concrete columns, walls and foundations that support the concrete structural slab and beams comprising the roof and floor of the tunnel structure,

(d) the concrete or blockwork walls of the tunnel structure,

(e) any protective membrane, water seal beam, flood protection, or any other device installed for the protection of the tunnel structure, and

(f) all Services associated with and passing through in or over (being immediately adjacent to) the tunnel structure.

1.2 **Interpretation**

Unless the contrary intention appears:

(a) a reference to this restriction on use or another instrument includes any variation or replacement of them;

(b) a reference to a person includes the person's executors, administrators, successors and permitted assigns;

(c) a reference to a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them;

(d) the singular includes the plural and vice versa;

(e) the word "person" includes a firm, a body corporate, an unincorporated association or an authority;

(f) an agreement, representation or warranty in favour of two or more persons is for the benefit of them jointly and severally;

(g) an agreement, representation or warranty on the part of two or more persons binds them jointly and severally;

(h) a reference to any thing (including any amount) is a reference to the whole and each part of it and a reference to a group of persons is a reference to all of them collectively, to any two or more of them collectively and to each of them individually;

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:4 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(i) if a period of time is specified and dates from a given day or the day of an act or event, it is to be calculated exclusive of that day;

(j) "include" (in any form) when introducing a list of items does not limit the meaning of the words to which the list relates to those items or to items of a similar kind; and

(k) where consent to or approval of any particular matter is required from the Prescribed Authorities, that consent or approval takes effect only when both of the Prescribed Authorities have given their consent or approval.

2 Obligations of the Proprietor

2.1 The Proprietor must not use the Site for any purpose which may or do anything or permit any thing to be done to:

(a) remove, breach or undermine the flood protection bund; or

(b) remove or damage the sheet piles located on the site of the flood protection bund,

existing at the date of this restriction on use until such time as the Proprietor has:

(c) constructed all car park entrances to, and any other openings to any structure erected on, the Land at a level above RL 4.3;

(d) constructed any alternative flood mitigation structures and taken any other flood mitigation measures necessary to protect the Station, Tunnel and Railway from flooding; and

(e) obtained confirmation in writing that the Prescribed Authorities are satisfied in their absolute discretion and in all respects with the matters referred to clauses 2.1(c) and (d), and for that purpose must permit the Prescribed Authorities to carry out any inspection or testing of any structures or works erected or carried out by the Proprietor which the Prescribed Authorities consider reasonably necessary.

2.2 Once it has completed the works referred to in clauses 2.1(c) and (d) to the satisfaction of the Prescribed Authorities, the Proprietor:

(a) must not, and must not permit any person to:

(i) remove, breach, damage or undermine or in any other way interfere with the flood mitigation structures or other flood mitigation measures referred to in clause 2.1(d); or

(ii) erect new structures or alter existing structures so that any openings in those structures are below RL 4.3; and

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:5 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) as required by the Prescribed Authorities, must register easements in a form satisfactory to the Prescribed Authorities in respect of the flood mitigation structures or other flood mitigation measures referred to in clause 2.1(d).

2.3 The Proprietor indemnifies the Prescribed Authorities against any demand, claim, suit or proceeding which might be made against the Prescribed Authorities arising out of a breach of this restriction on use by the Proprietor or its Employees and Agents.

2.4 The Proprietor must indemnify and keep indemnified the Prescribed Authorities from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Prescribed Authorities or their Employees and Agents) whatsoever to which the Prescribed Authorities will or may become liable as a result of the breach by the Proprietor of the terms of this restriction on use.

3 Charge over Land

3.1 The Proprietor acknowledges and agrees that if there is a breach by the Proprietor of the terms of this restriction on use which gives rise to a liability, loss, cost, charge or expense to the Prescribed Authorities for which the Proprietor is liable under the terms of this restriction on use, the liability of the Proprietor is a charge on Proprietor's present and future right, title and interest in and to the Land until such time as that liability is discharged in full.

3.2 The Proprietor must do any thing, including executing any documents, reasonably required by the Prescribed Authorities to give effect to clause 3.1.

3.3 The Prescribed Authorities may lodge a caveat over the Land in respect of their interest under clause 3.1.

4 Dispute Resolution

4.1 If any dispute arises between a Prescribed Authority and the Proprietor in relation to this restriction on use, that dispute must be dealt with in accordance with this clause 4.

4.2 A party may not commence any court proceedings relating to the dispute unless it has complied with this clause 4, except where that party seeks urgent interlocutory relief.

4.3 A party claiming that a dispute has arisen in relation to this restriction on use must give notice in writing of the nature of that dispute to the other party.

4.4 If the parties, acting in good faith, are unable to settle the dispute within 14 days (or such further period as agreed by them in writing) after the notice referred to in clause 4.3 has been received by the other

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:6 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

party, the dispute will be submitted for determination to a mediator agreed by the parties or, if the parties cannot agree, a mediator appointed by the Australian Commercial Disputes Centre Limited, conducted in Sydney under the administration of ACDC and in accordance with the ACDC Guidelines for Commercial Mediation.

4.5 The mediator does not have the authority to impose a settlement on the parties but will attempt to assist the parties to reach a satisfactory resolution of their dispute. The mediator is authorised to conduct joint and separate meetings with the parties.

4.6 Each party must attend the mediation with authority to settle the dispute within any range of settlement that can reasonably be anticipated in the circumstances of the dispute. Each party is entitled to bring such of its representatives as it requires to attend the mediation, including legally qualified persons, to assist and advise them.

4.7 Each party may meet separately with the mediator. Any information revealed in those separate meetings will not be revealed to the other parties by the mediator without the prior written consent of the party providing that information.

4.8 The parties to the mediation each agree to bear an equal share of the costs of the mediator.

4.9 The parties acknowledge that the purpose of any exchange of information or documents or the making of any offer of settlement under this clause is to attempt to settle the dispute. The parties acknowledge that any exchange of information or documents or the making of any offer of settlement under this clause is strictly on a without prejudice basis as regards any rights that a party may have.

4.10 Provided the parties have complied with this clause 4, the mediation may be terminated at any time by a party giving written notice to the other party and mediator, or by the mediator giving written or oral notice to the parties if, after consultation with the parties, the mediator forms the view that they are unable to assist the parties to achieve resolution of the dispute.

5 Rights and powers of Prescribed Authorities

The rights and powers of the Prescribed Authorities under this restriction on use are in addition to and not in substitution for the rights and powers of the Prescribed Authorities under Part 6 Division 4 of the Conveyancing Act, 1919.

6 Goods and Services Tax

6.1 For the purposes of clauses 6.2 to 6.3:

GST means the goods and services tax payable under the A New Tax System (Goods and Services Tax) Act (Cth) 1999;

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:7 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

GST Law means any law relating to the GST;

Input Tax Credit means a credit available to any party under the GST Law for the GST payable by the other party in respect of any Supply made pursuant to this Instrument;

Supply means a taxable supply within the meaning of the GST Law; and

Tax Invoice means an invoice required by the GST Law to support a claim by a party for an Input Tax Credit.

6.2 Any amount payable by a party for a Supply made pursuant to this restriction on use, unless expressed to be inclusive of GST, is the GST exclusive value of that Supply and the party receiving that Supply ('the Receiving Party') must pay to the party making that Supply ('the Supplying Party') the GST payable in respect of that Supply in addition to the amount payable by the Receiving Party for that Supply.

6.3 The Receiving Party's obligation to pay to the Supplying Party the GST on a Supply made by the Supplying Party arises on the delivery to the Receiving Party by the Supplying Party of a Tax Invoice for that Supply.

This restriction on use is made under section 88E of the Conveyancing Act, 1919.

This restriction will lapse on the release of the Restriction on Use (DB) numbered sixteen on the Plan.

We certify this dealing correct for the purposes of the Real Property Act, 1900.

THE COMMON SEAL of **STATE RAIL AUTHORITY OF NEW SOUTH WALES** is hereunto affixed in the presence of:

Witness	Authorised Officer
HELEN VICKERS	Margot Christine Maasakkers
Name	Name
CORPORATE COUNSEL	Corporate Secretary
Title	Title

Req:R284426 /Doc:DL 9232492 /Rev:15-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:48 /Seq:8 of 8
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

THE COMMON SEAL of **RAIL INFRASTRUCTURE CORPORATION** is hereunto affixed in the presence of:

Commn RAIL INFRASTRUCTURE CORPORATION Seal

Witness COMPANY SECRETARY	Authorised Officer
ERIN WHITE	JOHN COWLING
Name	Name
COMPANY SECRETARY	CHIEF EXECUTIVE OFFICER
Title	Title

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:1 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Full name and address of the proprietor of the land

State Rail Authority of NSW
18 Lee Street,
Chippendale NSW 2008

Landcom
Level 2,
330 Church Street,
Parramatta NSW 2150

PART 1

1	**Identity of restriction to be created and numbered one on the Plan**	Restriction on the Use of Land (BA)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

2	**Identity of restriction under section 88A to be created and numbered two on the Plan**	Restriction on the Use of Land (BB)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

3	**Identity of easement to be created and numbered three on the Plan**	Easement for Support (BC)

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:2 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots
1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No
[ ]

Schedule of lots etc affected

	Lot burdened	**Lot benefited**
	2	1

4	**Identity of easement to be created and numbered four on the Plan**	Easement for Services (BD)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
2	1

5	**Identity of easement to be created and numbered five on the Plan**	Easement for Support of Services (BE)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:3 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots
1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No
[ ]

6	**Identity of easement to be created under section 88A and numbered six on the Plan**	Easement for Support of Services (BF)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

7	**Identity of easement to be created and numbered seven on the Plan**	Easement for Noise and Vibrations (BG)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

8	**Identity of easement to be created under section 88A and numbered eight on the Plan**	Easement for Noise and Vibrations (BH)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:4 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots
1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No
[ ]

9	**Identity of easement to be created and numbered nine on the Plan**	Easement for Electrolysis (BI)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

10	**Identity of easement to be created under section 88A and numbered ten on the Plan**	Easement for Electrolysis (BJ)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA. RIC

11	**Identity of easement to be created and numbered eleven on the Plan**	Easement for Emission of Smoke (BK)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:5 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

12	**Identity of easement to be created under section 88A and numbered twelve on the Plan**	Easement for Emission of Smoke (BL)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

13	**Identity of easement to be created and numbered thirteen on the plan**	Easement for Earth Bund variable width (BM)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

14	**Identity of easement to be created under section 88A and numbered fourteen on the plan**	Easement for Earth Bund variable width (DA)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:6 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

15	**Identity of restriction to be created and numbered fifteen on the plan**	Restriction on the Use of Land (BN)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

16	**Identity of restriction to be created under section 88A and numbered sixteen on the plan**	Restriction on the Use of Land (DB)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

17	**Identity of easement to be created and numbered seventeen on the plan**	Easement for Emergency Egress (BO)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:7 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

18 **Identity of restriction to be created and numbered eighteen on the Plan**

Restriction on the Use of Land (BP)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

19 **Identity of restriction to be created under section 88A and numbered nineteen on the Plan**

Restriction on the Use of Land (DC)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

20 **Identity of easement and restriction to be created and numbered twenty on the Plan**

Easement for Use of Emergency Vehicle Corridor 5 wide and variable (BQ)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1 Lot 1 in DP 1027899	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:8 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

21	**Identity of easement and restriction to be created under section 88A and numbered twenty-one on the Plan**	Easement for Use of Emergency Vehicle Corridor 5 wide and variable (DD)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1 Lot 1 in DP 1027899	SRA, RIC

22	**Identity of easement to be created and numbered twenty-two on the Plan**	Easement for Support of Services (BR)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

23	**Identity of easement to be created and numbered twenty-three on the Plan**	Easement for Support of Services (DE)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:9 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

24	**Identity of easement to be created and numbered twenty-four on the Plan**	Easement for Support (BS)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
2	1

25	**Identity of easement and restriction to be created and numbered twenty-five on the Plan**	Easement for Access including Heavy Vehicle Access variable width (BU)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

26	**Identity of easement and restriction to be created under section 88A and numbered twenty-six on the Plan**	Easement for Access including Heavy Vehicle Access variable width (DF)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:10 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

27	**Identity of easement to be created and numbered twenty-seven on the Plan**	Easement for Access including Heavy Vehicle Access variable width (BV)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
2	1

28	**Identity of easement to be created and numbered twenty-eight on the Plan**	Easement for Drainage 2, 3 wide and variable width (CA)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

29	**Identity of easement to be created and numbered twenty-nine on the Plan**	Easement for Station Services variable width (CB)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:11 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

30	**Identity of easement to be created under section 88A and numbered thirty on the Plan**	Easement for Station Services variable width (DG)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

31	**Identity of easement to be created and numbered thirty-one on the Plan**	Easement for Ventilation (CC)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

32	**Identity of easement to be created under section 88A and numbered thirty-two on the Plan**	Easement for Ventilation (DH)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:12 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

33	**Identity of easement to be created and numbered thirty-three on the Plan**	Easement for ECC Room (CD)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

34	**Identity of easement to be created under section 88A and numbered thirty-four on the Plan**	Easement for ECC Room (DI)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

35	**Identity of easement to be created and numbered thirty-five on the Plan**	Easement for ECC Pipes (CE)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:13 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

36	**Identity of easement to be created under section 88A and numbered thirty-six on the Plan**	Easement for ECC Pipes (DJ)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

37	**Identity of easement to be created and numbered thirty-seven on the plan**	Easement for Support Structures variable width (CF)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
2	1

38	**Identity of easement to be created and numbered thirty-eight on the plan**	Easement for Services (Chambers & Cables) variable width (CG)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:14 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

39	**Identity of easement to be created under section 88A and numbered thirty-nine on the plan**	Easement for Services (Chambers & Cables) variable width (DK)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

40	**Identity of easement to be created and numbered forty on the plan**	Easement for Mutual Support 0.4 wide (CH)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
2	1
1	2

41	**Identity of easement to be created and numbered forty-one on the plan**	Easement for Support Wall and Footings 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 and 2.45 wide (CI)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
2	1

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:15 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

42	**Identity of easement to be created and numbered forty-two on the plan**	Easement for Personal Access 1 wide (CJ)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

43	**Identity of easement to be created under section 88A and numbered forty-three on the plan**	Easement for Personal Access 1 wide (DL)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

44	**Identity of restriction to be created under section 88A and numbered forty-four on the plan**	Restriction on Use of Land (DM)

Schedule of lots etc affected

Lot burdened	**Authority benefited**
1	RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:16 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

45	**Identity of easement to be created and numbered forty-five on the plan**	Easement for Support 0.3 wide (CK)

Schedule of lots etc affected

Lot burdened	**Lot benefited**
1	2

46	**Identity of easement to be created under section 88A and numbered forty-six on the plan**	Easement for Support 0.3 wide (DN)

Schedule of lots etc affected

Lot burdened	**Authorities benefited**
1	SRA, RIC

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:17 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

PART 2

Definitions

Unless the context otherwise requires, the following terms have the following meanings:

Airport Line means the railway line that extends from Sydney Central railway station via Mascot and Sydney (Kingsford-Smith) Airport to the railway station located at Turrella.

Anti-flotation Wings means the horizontal extensions of the base slab of the Station box structure.

Authorities Benefited means the Authorities noted in Part 1 of this Instrument as receiving the benefit of these Easements and Restrictions, and includes those Authorities constituted from time to time, their successors, permitted assigns, any administrator of those Authorities, any person appointed by or on behalf of the New South Wales Government to replace or administer those Authorities, and any Minister responsible for those Authorities.

Development means:

(a) the erection of a building, structure, services or improvement on or within the Lot Burdened including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a building, structure, Services or Improvement on, in, over or under the Lot Burdened; or

(b) the physical activity in relation to the carrying out of a work on, in, over or under the Lot Burdened including the building or rebuilding of, the making of alterations or renovations to, the repair or maintenance of, or the enlargement or extension of, a work, or the demolition or removal of any building, structure, Services, Improvement or work on, in, over or under the Lot Burdened.

Easement means an easement created by this instrument.

Easement Site means the site of the Easement or Restriction as shown on the Plan.

Emergency means any event which occurs within or in the vicinity of the Lot Benefited or in relation to the Railways which has the potential to cause the loss of life, or property, or endanger public safety including, but not limited to, any fire which affects Normal Railway Operations.

Emergency Services includes fire, ambulance, rescue and police services.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:18 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Employees and Agents means the relevant party's officers, employees, agents, contractors, sub-contractors, authorised representatives and any other person authorised by any of them from time to time to carry out any function in relation to land referred to in this Instrument.

Equipment includes vehicles, tools, implements plant, equipment, machinery and materials.

Improvements means all structures, improvements, fixtures, equipment, services and surfaces constructed, erected or installed from time to time on or within the relevant Lot, including structural beams.

Laws means

(a) acts, regulations, by-laws, orders, awards and proclamations of the Commonwealth of Australia and the State of New South Wales, and

(b) certificates, licences, consents, permits, approvals and requirements of organisations having jurisdiction over a work.

Lot Benefited means the land referred to in Part 1 of this instrument as being the land benefited by an Easement or Restriction.

Lot Burdened means the land referred to in Part 1 of this instrument as being the land burdened by an Easement or Restriction.

Normal Railway Operations means the operations and functions of SRA and RIC from time to time, including:

(a) operating trains or the equipment associated with them;

(b) operating train stations and providing proper access and facilities to the public in connection with train stations;

(c) providing for the maintenance and upgrading of railway tracks or the equipment associated with operating trains;

(d) those in connection with any activity, obligation or right of SRA or RIC pursuant to their respective contractual and statutory obligations to third parties (including those relating to the Airport Line and community service obligations); and

(e) any other activity required by SRA or RIC's constituting legislation.

Plan means the Plan of Subdivision of Lots 1 and 2 in DP 223186 lodged with this instrument.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:19 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Proprietor of the Lot Benefited means every person at any time entitled to an estate or interest in the Lot Benefited, including any freehold or leasehold estate or interest in possession in the Lot Benefited and each part of the Lot Benefited. Where, at any time, the Proprietor of the Lot Benefited is an Authority, it will include such Authority constituted from time to time, it successors, permitted assigns, any administrators of such Authority, any person appointed by or on behalf of the New South Wales Government to replace or administer such Authority, and any Minister responsible for such Authority.

Proprietor of the Lot Burdened means every person at any time entitled to an estate or interest in the Lot Burdened, including any freehold or leasehold estate or interest in possession in the Lot Burdened and each part of the Lot Burdened. Where, at any time, the Proprietor of the Lot Burdened is an Authority, it will include such Authority constituted from time to time, it successors, permitted assigns, any administrators of such Authority, any person appointed by or on behalf of the New South Wales Government to replace or administer such Authority, and any Minister responsible for such Authority.

Rail Infrastructure Facilities has the same meaning as in the Transport Administration Act 1988 (NSW).

Railway means the Airport Line and Illawarra Railway.

Restriction means restriction on the use of land created by this instrument.

RIC means Rail Infrastructure Corporation as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer RIC or to carry out its functions, and any Minister responsible for RIC or any administrator or replacement of it.

RL means Reduced Level by reference to the Australian Height Datum.

Service Lines means any wires, conduits, cables, ducting, pipework and associated items for the carriage, transmission or passage of Services.

Services means, but is not limited to, the supply of water, gas, electricity, telephone, television and other forms of communication (now or in the future invented) or ventilation and the discharge of sewage, sullage and other fluid wastes.

SRA means State Rail Authority of New South Wales as constituted from time to time and any person or body appointed by or on behalf of the New South Wales Government to replace or administer SRA or to carry out its functions, and any Minister responsible for SRA or any administrator or replacement of it.

Station means Wolli Creek Railway Station, including all structural slabs, beams, walls, foundations and other elements and Rail Infrastructure Facilities at Wolli Creek.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:20 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Tunnel means the following elements of the Railway located within Lot 2:

(a) the concrete structural slab and beams comprising the roof of the tunnel structure,

(b) the concrete structural slab and beams comprising the floor of the tunnel structure,

(c) concrete columns, walls and foundations that support the concrete structural slab and beams comprising the roof and floor of the tunnel structure,

(d) the concrete or blockwork walls of the tunnel structure,

(e) any protective membrane, water seal beam, flood protection, or any other device installed for the protection of the tunnel structure, and

(f) all Services associated with and passing through in or over (being immediately adjacent to) the tunnel structure.

1 Terms of Restriction on Use (BA) numbered one on the Plan

1.1 The Proprietor of the Lot Burdened must ensure that no Development occurs on or within the Lot Burdened which may interfere with, obstruct or adversely affect the operation, maintenance, stability or structural integrity of the Tunnel or Station.

1.2 Before commencing any structural Development on the Lot Burdened the Proprietor of the Lot Burdened must, if it considers that the proposed Development is one to which the requirements of clause 1.3 do not apply, satisfy the Proprietor of the Lot Benefited to that effect, and for that purpose must provide any information about the proposed Development requested by the Proprietor of the Lot Benefited. If the Proprietor of the Lot Benefited is not satisfied that clause 1.3 does not apply to the proposed Development, the Proprietor of the Lot Burdened must obtain the consent of the Proprietor of the Lot Benefited to the Development in accordance with clause 1.3, and this clause 1 will apply to its full extent to that Development.

1.3 The Proprietor of the Lot Burdened must not commence any Development until it submits to the Proprietor of the Lot Benefited all plans, drawings and development proposals in relation to any proposed Development of the Lot Burdened which may alter the structure of the stratum above, beneath or around for a distance of up to twenty-five (25) metres from either the centre line of the Tunnel or the centre line of the Station and the Proprietor of the Lot Benefited then consents to the Development.

1.4 The Proprietor of the Lot Benefited may refuse to consent to the Development where it determines, acting reasonably, that the Development may:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:21 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) subject the Tunnel or Station to hydrostatic pressure or earth pressure exceeding 25 kPa;

(b) subject the Tunnel or Station to hydrostatic pressure, earth pressure or any loading exceeding 200 kN/m in the area extending from chainage 9398.5 to chainage 9445.0 on the south wall of the Tunnel and Station and from chainage 9398.5 to chainage 9435.0 on the north wall of the Tunnel and Station;

(c) involve any underground construction which may compromise the integrity of the geological substrate in which the Tunnel or Station are located;

(d) damage or compromise any protective membrane, water seal beam, flood protection or any other device installed by the Proprietor of the Lot Benefited for the protection of the Tunnel or Station;

(e) interfere with, obstruct or adversely affect the operation, maintenance, stability, or structural integrity of any flood protection device installed by the Proprietor of the Lot Benefited for the protection of the Tunnel or Station or the Tunnel or Station itself; or

(f) adversely impact on Normal Railway Operations.

1.5 Where the Proprietor of the Lot Benefited consents to the Development, the Proprietor of the Lot Burdened must ensure that the Development is conducted in a proper and workmanlike manner and in accordance with:

(a) the requirements of all Authorities and Laws including the Rail Safety Act 1993 (NSW); and

(b) all safety requirements of the Proprietor of the Lot Benefited in relation to access to and maintenance and repairs in the vicinity of railways.

1.6 Where the Proprietor of the Lot Benefited consents to the Development, the Proprietor of the Lot Burdened must not at any time restrict or hinder public access to the Station.

1.7 The Proprietor of the Lot Burdened grants to the Proprietor of the Benefited full, free and exclusive right, liberty and licence at any time to enter the Lot Burdened to inspect the Tunnel and Station during the Development for the purposes of:

(a) ensuring the structural and geological integrity of either or both of the Tunnel and the Station and ensuring public safety;

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:22 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) conducting any tests or works which the Proprietor of the Lot Benefited (acting reasonably) consider necessary as the result of any opinion formed by it during any inspection conducted under this clause 1.7 to ensure the structural and geological integrity of the Tunnel and the Station, or ensure public safety; or

(c) Normal Railway Operations.

1.8 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Proprietor of the Lot Benefited from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Proprietor of the Lot Benefited and its Employees and Agents) whatsoever to which the Proprietor of the Lot Benefited will or may become liable as a result of the breach by the Proprietor of the Lot Burdened of the terms of this Restriction.

1.9 The Proprietor of the Lot Burdened must cause no interruptions to Normal Railway Operations in the course of anything contemplated in this Restriction.

1.10 Where there is a breach of clause 1.9, the Proprietor of the Lot Benefited will be entitled to provide alternative transport arrangements (including, but not limited to, alternative means of transport and, where the circumstances require, accommodation) for passengers and freight and all the incremental costs of providing those alternative arrangements incurred by the Proprietor of the Lot Benefited will be borne by the Proprietor of the Lot Burdened.

1.11 The Proprietor of the Lot Burdened must carry out all necessary works requested by the Proprietor of the Lot Benefited to ensure the proper and uninterrupted functioning of the Station, the Tunnel and the Railway which may arise from any breach of the obligation under clause 1.9.

2 Terms of Restriction on Use (BB) numbered two on the Plan

2.1 The Proprietor of the Lot Burdened will ensure that no Development occurs on or within the Lot Burdened which may interfere with, hinder or adversely affect the Authorities Benefited carrying out their functions under the Transport Administration Act, or any other Laws, including Normal Railway Operations.

2.2 Before commencing any structural Development on the Lot Burdened the Proprietor of the Lot Burdened must, if it considers that the proposed Development is one to which the requirements of clause 2.3 do not apply, satisfy the Authorities Benefited to that effect, and for that purpose must provide any information about the proposed Development requested by the Authorities Benefited. If the Authorities Benefited are not satisfied that clause 2.3 does not

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:23 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

apply to the proposed Development, the Proprietor of the Lot Burdened must obtain the consent of the Authorities Benefited to the Development in accordance with clause 2.3, and this clause 2 will apply to its full extent to that Development.

2.3 The Proprietor of the Lot Burdened must not commence any Development until the Proprietor of the Lot Burdened submits to the Authorities Benefited all plans, drawings and development proposals in relation to any proposed Development of the Lot Burdened which may alter the structure of the stratum above, beneath or around for a distance of up to twenty-five (25) metres from either the centre line of the Tunnel or the centre line of the Station and the Authorities Benefited consent to the Development.

2.4 The Authorities Benefited may refuse to consent to the Development where the Authorities Benefited, acting reasonably, determine that the Development may:

(a) subject the Tunnel or Station to hydrostatic pressure or earth pressure exceeding 25 kPa;

(b) subject the Tunnel or Station to hydrostatic pressure, earth pressure or any loading exceeding 200 kN/m in the area extending from chainage 9398.5 to chainage 9445.0 on the south wall of the Tunnel and Station and from chainage 9398.5 to chainage 9435.0 on the north wall of the Tunnel and Station;

(c) involve any underground construction which may compromise the integrity of the geological substrate in which the Tunnel or Station are located;

(d) damage or compromise any protective membrane, water seal beam, flood protection or any other device installed by the Authority Benefited for the protection of the Tunnel or Station;

(e) interfere with, obstruct or adversely affect the operation, maintenance, stability, or structural integrity of any flood protection device installed by the Authority Benefited for the protection of the Tunnel or Station or the Tunnel or Station itself; or

(f) adversely impact on the Authorities Benefited carrying out their functions under the Transport Administration Act, including, but not limited to, operating a railway.

2.5 Where the Authorities Benefited consent to the Development, the Proprietor of the Lot Burdened must ensure that the Development is conducted in a proper and workmanlike manner and in accordance with:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:24 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) the requirements of all Authorities and Laws including the Rail Safety Act 1993 (NSW); and

(b) all safety requirements of the Authorities Benefited in relation to access to and maintenance and repairs in the vicinity of railways.

2.6 Where the Authorities Benefited consent to the Development, the Proprietor of the Lot Burdened must not at any time restrict or hinder public access to the Station.

2.7 The Proprietor of the Lot Burdened grants to the Authorities Benefited full, free and exclusive right, liberty and licence at any time to enter the Lot Burdened to inspect the Tunnel and Station during the Development for the purposes of:

(a) ensuring the structural and geological integrity of the Tunnel and/or Station and public safety;

(b) conducting any tests or works which the Authorities Benefited (acting reasonably) consider necessary as the result of any opinion formed by them during any inspection conducted under this clause 2.7 to ensure the structural and geological integrity of the Tunnel or Station, or public safety; or

(c) Normal Railway Operations

2.8 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Authorities Benefited from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Authorities Benefited, their Employees and Agents, assigns, licensees and lessees) whatsoever to which the Authorities Benefited will or may become liable as a result of the breach by the Proprietor of the Lot Burdened of the terms of this Restriction.

2.9 The Proprietor of the Lot Burdened must cause no interruptions to the operations of the Authorities Benefited or any entity authorised by either of them to operate the Railway or any part of it in the course of anything contemplated in this Restriction.

2.10 Where there is a breach of clause 2.9, the Authorities Benefited or any entity authorised by either of them to operate the Railway or any part of it will be entitled to provide alternative transport arrangements (including, but not limited to, alternative means of transport and, where the circumstances require, accommodation) for passengers and freight and all the incremental costs of

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:25 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

providing those alternative arrangements incurred by the Authorities Benefited or any entity authorised by either of them to operate the Railway or any part of it, including any costs arising from reduction in the rail access fees normally paid by SRA to RIC, will be borne by the Proprietor of the Lot Burdened.

2.11 The Proprietor of the Lot Burdened must carry out all necessary works requested by the Authorities Benefited to ensure the proper and uninterrupted functioning of the Station, the Tunnel and the Railway which may arise from any breach of the obligation under clause 2.9.

3 Terms of Easement for Support (BC) numbered three on the Plan

3.1 Full, free and unimpeded right for the Lot Benefited and all Improvements erected from time to time on or within the Lot Benefited to be supported vertically, horizontally, and in any other plane by the Lot Burdened.

3.2 Each of the terms and conditions of this Easement will constitute and be covenants and agreements by and between the Proprietor of the Lot Benefited and the Proprietor of the Lot Burdened for themselves and their respective successors, assigns and transferees with the intention and agreement that the benefit and burden of such covenants and agreements will pass with the benefit and burden of this Easement.

3.3 The Proprietor of the Lot Benefited will not permit any Improvements erected from time to time on or within the Lot Benefited to fall into disrepair so as to become a hazard or nuisance to the Lot Burdened or any Improvements located on or within the Lot Burdened.

3.4 The Proprietor of the Lot Benefited must:

(a) at its cost provide to the Proprietor of the Lot Burdened, SRA and RIC, at intervals of:

(i) 5 years during the first 50 years after the date of this instrument; and

(ii) every 2 years thereafter,

certification from an appropriately certificated engineer as to the structural soundness and condition of Improvements erected from time to time on or within the Easement Site; and

(b) allow the Proprietor of the Lot Burdened to make regular inspections of the Lot Benefited so as to ascertain the state of repair of the

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:26 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Improvements erected from time to time on or within the Lot Benefited, provided that reasonable notice has been given prior to the inspections.

3.5 If, after any certification provided under clause 3.4(a) or inspection conducted under clause 3.4(b), the Proprietor of the Lot Burdened, SRA or RIC, acting reasonably, considers that any part of the Improvements erected from time to time on or within the Lot Benefited is, or is likely, to become a hazard or nuisance within the meaning of clause 3.3, then the Proprietor of the Lot Benefited must as soon as reasonably practicable make good any defects noted by the certifier, the Proprietor of the Lot Burdened, SRA or RIC upon service of notice to that effect.

4 Terms of Easement for Services (BD) numbered four on the Plan

4.1 Subject to clauses 4.2 and 4.3, the Proprietor of the Lot Benefited may (acting reasonably):

(a) use the Easement Site to provide any Services to, from or through the Lot Benefited, and

(b) do anything reasonably necessary for the purpose of providing any Services to, from or through the Lot Benefited, including:

(i) entering the Lot Burdened;

(ii) taking anything onto the Lot Burdened, and

(iii) carrying out any Development on or within the Lot Burdened,

provided that none of the above will interfere with Normal Railway Operations.

4.2 The rights granted to the Proprietor of the Lot Benefited under clause 4.1, especially in relation to the time in which they are exercised and the work practices employed by the Proprietor of the Lot Benefited, must be exercised in a manner consistent with the rules of SRA or RIC in force from time to time relating to works carried out in the vicinity of railway stations or Rail Infrastructure Facilities or on or across tracks, which rules may change from time to time in the absolute discretion of SRA or RIC.

4.3 In the exercise of the rights granted in clause 4.1 at all times in the course of its normal operations, the Proprietor of the Lot Benefited must use its best endeavours to minimise any impact, whether adverse or otherwise, on the Lot Burdened and will also give to the Proprietor of the Lot Burdened reasonable notice of its intention to exercise those rights.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:27 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

4.4 If the Proprietor of the Lot Benefited causes any adverse impact to the Lot Burdened in exercising its rights under clause 4.1 (as notified by the Proprietor of the Lot Burdened) the Proprietor of the Lot Benefited will, at its expense, promptly rectify the adverse impact.

4.5 The Proprietor of the Lot Benefited must not commence any Development until the Proprietor of the Lot Benefited submits to the Proprietor of the Lot Burdened all plans, drawings and development proposals in relation to any proposed Development on or within the Lot Burdened which alters the structure of the stratum for a distance of up to twenty five (25) metres above, beneath or around the centre line of the Tunnel or the centre line of the Station and the Proprietor of the Lot Burdened consents to the Development.

4.6 The Proprietor of the Lot Burdened may:

(a) refuse to consent to any Development on or within the Lot Burdened where the Proprietor of the Lot Burdened, acting reasonably, determines that the Development may detrimentally affect any part of the Lot Burdened; or

(b) provide conditional consent to any Development on or within the Lot Burdened, where the Proprietor of the Lot Burdened, acting reasonably, determines that imposing conditions on such consent will prevent any detrimental impact or effect on the Lot Burdened.

4.7 Where the Proprietor of the Lot Burdened consents to the Development, the Proprietor of the Lot Benefited must ensure that the Development:

(a) is conducted in a proper and workmanlike manner and in accordance with:

(i) the requirements of all Authorities and Laws including the Rail Safety Act 1993 (NSW); and

(ii) all safety requirements of Proprietor of the Lot Burdened in relation to access to and maintenance and repairs in the vicinity of railways, provided that such requirements are not more onerous than those imposed from time to time by SRA in relation to any other transport services operated by or on behalf of SRA and by RIC in relation to any Rail Infrastructure Facilities; and

(b) will cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened and the public in relation to Normal Railway Operations; and

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:28 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) will cause as little damage as is practicable to the Lot Burdened and any improvement on it.

4.8 The Proprietor of the Lot Burdened relies on the agreement of the Proprietor of the Lot Benefited that it will:

(a) at its cost, maintain keep in good order and repair the Services and associated Service Lines installed within the Easement Site and any Development carried out on or within the Lot Burdened pursuant to this Easement; and

(b) procure the effecting and keeping current of a public liability insurance policy which is:

(i) applicable to the Lot Burdened; and

(ii) for an amount of not less than twenty million dollars ($20,000,000.00), being the amount which may be paid arising out of any one single accident or event in relation to those Services or Developments; and

(iii) with a reputable insurance company.

4.9 The Proprietor of the Lot Benefited must on the completion of the Development (or at any time during the Development if restoration is considered by the Proprietor of the Lot Burdened, acting reasonably, to be required to ensure public safety or any other public reason and immediately on receiving notification to do so) restore the Lot Burdened at its own cost as nearly as is practicable to its former condition and make good at its own cost any collateral damage to the Lot Burdened.

4.10 The Proprietor of the Lot Benefited indemnifies and will keep indemnified the Proprietor of the Lot Burdened from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Proprietor of the Lot Burdened, its Employees and Agents, assigns, licensees and lessees) whatsoever to which the Proprietor of the Lot Burdened will or may become liable as a result of the breach by the Proprietor of the Lot Benefited of the terms of this Easement.

5 Terms of Easement for Support of Services (BE) numbered five on the Plan

5.1 The Proprietor of the Lot Burdened grants to the Proprietor of the Lot Benefited the full and free right:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:29 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

(a) for the Proprietor of the Lot Benefited, its Employees and Agents to construct, install, place, use, operate, examine, re-lay, alter, renew, cleanse, repair, maintain and remove Service Lines, lights, signage and any other apparatus ('the **Apparatus**') for the purpose of providing Services to the Lot Benefited;

(b) for the support of the Apparatus and any improvements erected on the Lot Burdened at all times; and

(c) for the Proprietor of the Lot Benefited and its Employees and Agents, for any of the purposes set out above or incidental thereto, to enter, go, return, pass and re-pass by foot or vehicle upon, along or over the Lot Burdened and bring and place on, and remove from, the Lot Burdened such materials, implements, machinery, plant, tools, equipment and other items as may be necessary.

5.2 The rights in clause 5.1 are granted on the condition that:

(a) should the Proprietor of the Lot Benefited or its Employees and Agents in exercise of the rights set out in this Easement cause damage to the Lot Burdened or the Improvements erected on it the Proprietor of the Lot Benefited must, as soon as practicable after such damage is occasioned, rectify the damage caused by the Proprietor of the Lot Benefited or its Employees and Agents to the Lot Burdened and the Improvements such that the Lot Burdened and the Improvements are restored to their former condition so far as shall be reasonably practicable;

(b) the Proprietor of the Lot Benefited and its Employees and Agents will not do or cause to be done anything on the Lot Burdened which would constitute a violation or contravention of any Laws relating to the environment, hazardous substances or pollution of which the Proprietor of the Lot Benefited or its Employees or Agents are aware;

(c) the Proprietor of the Lot Benefited and its Employees and Agents must on completion of the Development ensure that, in the exercise of the rights granted in clause 5.1, they will not adversely affect the Lot Burdened and will also give to the Proprietor of the Lot Burdened reasonable notice of their intention to exercise those rights; and

(d) the Proprietor of the Lot Benefited indemnifies and keeps indemnified the Proprietor of the Lot Burdened against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Burdened and all costs, charges and expenses which the Proprietor of the Lot Burdened may incur as a result of the exercise or purported exercise of the rights of the Proprietor of the Lot Benefited in

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:30 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

accordance with the terms of this Easement by the Proprietor of the Lot Benefited or its Employees or Agents or by the existence of the Apparatus on the Lot Burdened.

6 Terms of Easement for Support of Services (BF) numbered six on the Plan

6.1 The Proprietor of the Lot Burdened grants to the Authorities Benefited the full and free right:

(a) for the Authorities Benefited and their Employees and Agents to construct, install, place, use, operate, examine, re-lay, alter, renew, cleanse, repair, maintain and remove Service Lines, lights, signage and any other apparatus ('the **Apparatus**') for the purpose of providing Services to the Station, the Tunnel or the Railway;

(b) for the support of the Apparatus and any improvements erected on the Lot Burdened at all times; and

(c) for the Authorities Benefited and their Employees and Agents, for any of the purposes set out above or incidental thereto, to enter, go, return, pass and re-pass by foot or vehicle upon, along or over the Lot Burdened and bring and place on, and remove from, the Lot Burdened such materials, implements, machinery, plant, tools, equipment and other items as may be necessary.

6.2 The rights in clause 6.1 are granted on the condition that:

(a) should the Authorities Benefited or their Employees and Agents in exercise of the rights set out in this Easement cause damage to the Lot Burdened or the Improvements erected on it the Authorities Benefited must, as soon as practicable after such damage is occasioned, rectify the damage caused by the Authorities Benefited or their Employees and Agents to the Lot Burdened and the Improvements such that the Lot Burdened and the Improvements are restored to their former condition so far as shall be reasonably practicable;

(b) the Authorities Benefited and their Employees and Agents will not do or cause to be done anything on the Lot Burdened which would constitute a violation or contravention of any Laws relating to the environment, hazardous substances or pollution of which the Authorities Benefited or their Employees or Agents are aware;

(c) the Authorities Benefited and their Employees and Agents must on completion of the Development ensure that, in the exercise of the rights granted in clause 6.1, they will not adversely affect the Lot Burdened and

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:31 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

will also give to the Proprietor of the Lot Burdened reasonable notice of their intention to exercise those rights; and

(d) the Authorities Benefited indemnify and keep indemnified the Proprietor of the Lot Burdened against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Burdened and all costs, charges and expenses which the Proprietor of the Lot Burdened may incur as a result of the exercise or purported exercise of the rights of the Authorities Benefited in accordance with the terms of this Easement by the Authorities Benefited and their Employees or Agents or by the existence of the Apparatus on the Lot Burdened.

7 Terms of Easement for Noise and Vibrations (BG) numbered seven on the Plan

7.1 This Easement provides rights for the Proprietor of the Lot Benefited to emit noise and vibration in the course of Normal Railway Operations on the Lot Benefited, but does not limit any other obligations the Proprietor of the Lot Benefited would have pursuant to or under any Laws in force in New South Wales from the date of this Instrument, relating to the emission of noise and vibrations.

7.2 The Proprietor of the Lot Benefited may cause such noise and vibration as may arise from Normal Railway Operations to be transmitted into and across the Lot Burdened.

7.3 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Proprietor of the Lot Benefited arising out of the exercise of any rights granted under this Easement and without limiting the generality of the foregoing will take no action to restrain or require reduction of noise or vibration or both due to Normal Railway Operations.

7.4 The Proprietor of the Lot Burdened indemnifies the Proprietor of the Lot Benefited against any demand, claim, suit or proceeding which might be made against the Proprietor of the Lot Benefited arising out of the exercise of its rights under this Easement.

8 Terms of Easement for Noise and Vibrations (BH) numbered eight on the Plan

8.1 This Easement provides rights for the Authorities Benefited to emit noise and vibration in the course of Normal Railway Operations on the Lot Benefited, but does not limit any other obligations the Authorities Benefited would have pursuant to or under any Laws in force in New South Wales from the date of this Instrument, relating to the emission of noise and vibrations.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:32 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

8.2 The Authorities Benefited may cause such noise and vibration as may arise from Normal Railway Operations to be transmitted into and across the Lot Burdened.

8.3 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Authorities Benefited arising out of the exercise of any rights granted under this Easement and without limiting the generality of the foregoing will take no action to restrain or require reduction of noise or vibration or both due to Normal Railway Operations.

8.4 The Proprietor of the Lot Burdened indemnifies the Authorities Benefited against any demand, claim, suit or proceeding which might be made against the Authorities Benefited arising out of the exercise of their rights under this Easement.

9 Terms of Easement for Electrolysis (BI) numbered nine on the Plan

9.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited to cause stray electrical currents originating from Normal Railway Operations to pass across, above, through or under the Lot Burdened.

9.2 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Proprietor of the Lot Benefited arising out of the exercise of any rights granted under this Easement and without limiting the generality of the foregoing will take no action to restrain or require reduction of electrolysis due to Normal Railway Operations.

9.3 The Proprietor of the Lot Burdened indemnifies the Proprietor of the Lot Benefited against any demand, claim, suit or proceeding which might be made against the Proprietor of the Lot Benefited arising out of the exercise of their rights under this Easement.

10 Terms of Easement for Electrolysis (BJ) numbered ten on the Plan

10.1 Full, free and unimpeded right for the Authorities Benefited to cause stray electrical currents originating from Normal Railway Operations to pass across, above, through or under the Lot Burdened.

10.2 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Authorities Benefited arising out of the exercise of any rights granted under this Easement and without limiting the generality of the foregoing will take no action to restrain or require reduction of electrolysis due to Normal Railway Operations.

10.3 The Proprietor of the Lot Burdened indemnifies the Authorities Benefited against any demand, claim, suit or proceeding which might be made against the

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:33 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Authorities Benefited arising out of the exercise of their rights under this Easement.

11 Terms of Easement for Emission of Smoke (BK) numbered eleven on the Plan

11.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited to cause smoke originating from the Railway to pass across, above, through or under the Lot Burdened in an Emergency.

11.2 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Proprietor of the Lot Benefited arising out of its exercise of any rights granted under this Easement and without limiting the generality of the foregoing will take no action to restrain or require reduction of any smoke originating from the Railway in an Emergency.

11.3 The Proprietor of the Lot Burdened indemnifies the Proprietor of the Lot Benefited against any demand, claim, suit or proceeding which might be made against the Proprietor of the Lot Benefited arising out of the exercise of their rights under this Easement.

12 Terms of Easement for Emission of Smoke (BL) numbered twelve on the Plan

12.1 Full, free and unimpeded right for the Authorities Benefited to cause smoke originating from the Railway to pass across, above, through or under the Lot Burdened in an Emergency.

12.2 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Authorities Benefited arising out of their exercise of any rights granted under this Easement and without limiting the generality of the foregoing will take no action to restrain or require reduction of any smoke originating from the Railway in an Emergency.

12.3 The Proprietor of the Lot Burdened indemnifies the Authorities Benefited against any demand, claim, suit or proceeding which might be made against the Authorities Benefited arising out of the exercise of their rights under this Easement.

13 Terms of Easement for Earth Bund variable width (BM) numbered thirteen on the Plan

13.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited to have the earth bund and the sheet piles located on the site of the earth bund, including any addition to or replacement or renewal of part or all of it or them, located within

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:34 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

the Easement Site, protect the Lot Benefited from flooding, and for that purpose the Proprietor of the Lot Burdened must:

(a) not permit any Development which will interfere with the earth bund or the sheet piles or the flood protection capability of the earth bund;

(b) maintain the earth bund and sheet piles in good repair and condition; and

(c) ensure that the earth bund and sheet piles are inspected regularly and that any want of repair or damage noted by the Proprietor of the Lot Burdened or its Employees and Agents, or notified to the Proprietor of the Lot Burdened by the Proprietor of the Lot Benefited, is repaired promptly and in a proper and workmanlike manner.

13.2 Upon registration of easements, in a form satisfactory to the Proprietor of the Lot Benefited, in respect of alternative flood mitigation structures as referred to in clause 15.1(d), the Proprietor of the Lot Benefited must release this Easement, and the Proprietor of the Lot Burdened must do everything reasonably required by the Proprietor of the Lot Benefited to facilitate the release of the Easement.

13.3 The Proprietor of the Lot Burdened indemnifies the Proprietor of the Lot Benefited against any demand, claim, suit or proceeding which might be made against the Proprietor of the Lot Benefited arising out of a breach of this Easement by the Proprietor of the Lot Burdened or its Employees and Agents.

14 Terms of Easement for Earth Bund variable width (DA) numbered fourteen on the Plan

14.1 Full, free and unimpeded right for the Authorities Benefited to have the earth bund and the sheet piles located on the site of the earth bund, including any addition to or replacement or renewal of part or all of it or them, located within the Easement Site, protect the Station, the Tunnel and the Railway from flooding, and for that purpose the Proprietor of the Lot Burdened must:

(a) not permit any Development which will interfere with the earth bund or the sheet piles or the flood protection capability of the earth bund;

(b) maintain the earth bund and sheet piles in good repair and condition; and

(c) ensure that the earth bund and sheet piles are inspected regularly and that any want of repair or damage noted by the Proprietor of the Lot Burdened or its Employees and Agents, or notified to the Proprietor of the Lot Burdened by the Authorities Benefited, is repaired promptly and in a proper and workmanlike manner.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:35 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

14.2 Upon registration of easements, in a form satisfactory to the Authorities Benefited, in respect of alternative flood mitigation structures as referred to in clause 15.1(d), the Authorities Benefited must release this Easement, and the Proprietor of the Lot Burdened must do everything reasonably required by the Authorities Benefited to facilitate the release of the Easement.

14.3 The Proprietor of the Lot Burdened indemnifies the Authorities Benefited against any demand, claim, suit or proceeding which might be made against the Authorities Benefited arising out of a breach of this Easement by the Proprietor of the Lot Burdened or its Employees and Agents.

15 Terms of Restriction on Use (BN) numbered fifteen on the Plan

15.1 The Proprietor of the Lot Burdened must not use the premises for any purpose which may or do anything or permit any thing to be done to:

(a) remove, breach or undermine the flood protection bund; or

(b) remove or damage the sheet piles located on the site of the flood protection bund,

existing at the date of this instrument until such time as the Proprietor of the Lot Burdened has:

(c) constructed all car park entrances to, and any other openings to any structure erected on, the Lot Burdened at a level above RL 4.3;

(d) constructed any alternative flood mitigation structures and taken any other flood mitigation measures necessary to protect the Lot Benefited from flooding; and

(e) obtained confirmation in writing that the Proprietor of the Lot Benefited is satisfied in its absolute discretion and in all respects with the matters referred to clauses 15.1(c) and (d), and for that purpose must permit the Proprietor of the Lot Benefited to carry out any inspection or testing of any structures or works erected or carried out by the Proprietor of the Lot Burdened which the Proprietor of the Lot Benefited considers reasonably necessary.

15.2 Once it has completed the works referred to in clauses 15.1(c) and (d) to the satisfaction of the Proprietor of the Lot Benefited, the Proprietor of the Lot Burdened:

(a) must not, and must not permit any person to:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:36 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(i) remove, breach, damage or undermine or in any other way interfere with the flood mitigation structures or other flood mitigation measures referred to in clause 15.1(d); or

(ii) erect new structures or alter existing structures so that any openings in those structures are below RL 4.3; and

(b) as required by the Proprietor of the Lot Benefited, must register easements in a form satisfactory to the Proprietor of the Lot Benefited in respect of the flood mitigation structures or other flood mitigation measures referred to in clause 15.1(d).

15.3 The Proprietor of the Lot Burdened indemnifies the Proprietor of the Lot Benefited against any demand, claim, suit or proceeding which might be made against the Proprietor of the Lot Benefited arising out of a breach of this Restriction by the Proprietor of the Lot Burdened or its Employees and Agents.

16 Terms of Restriction on Use (DB) numbered sixteen on the Plan

16.1 The Proprietor of the Lot Burdened must not use the premises for any purpose which may or do anything or permit any thing to be done to:

(a) remove, breach or undermine the flood protection bund; or

(b) remove or damage the sheet piles located on the site of the flood protection bund,

existing at the date of this instrument until such time as the Proprietor of the Lot Burdened has:

(c) constructed all car park entrances to, and any other openings to any structure erected on, the Lot Burdened at a level above RL 4.3;

(d) constructed any alternative flood mitigation structures and taken any other flood mitigation measures necessary to protect the Station, Tunnel and Railway from flooding; and

(e) obtained confirmation in writing that the Authorities Benefited are satisfied in their absolute discretion and in all respects with the matters referred to clauses 16.1(c) and (d), and for that purpose must permit the Authorities Benefited to carry out any inspection or testing of any structures or works erected or carried out by the Proprietor of the Lot Burdened which the Authorities Benefited consider reasonably necessary.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:37 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

16.2 Once it has completed the works referred to in clauses 16.1(c) and (d) to the satisfaction of the Authorities Benefited, the Proprietor of the Lot Burdened:

(a) must not, and must not permit any person to:

(i) remove, breach, damage or undermine or in any other way interfere with the flood mitigation structures or other flood mitigation measures referred to in clause 16.1(d); or

(ii) erect new structures or alter existing structures so that any openings in those structures are below RL 4.3; and

(b) as required by the Proprietor of the Lot Benefited, must register easements in a form satisfactory to the Proprietor of the Lot Benefited in respect of the flood mitigation structures or other flood mitigation measures referred to in clause 16.1(d).

16.3 The Proprietor of the Lot Burdened indemnifies the Authorities Benefited against any demand, claim, suit or proceeding which might be made against the Authorities Benefited arising out of a breach of this Restriction by the Proprietor of the Lot Burdened or its Employees and Agents.

17 Terms of Easement for Emergency Egress (BO) numbered seventeen on the Plan

17.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited and every person authorised by it (including SRA and RIC and members of the public using the Station and the Railway and Emergency Services personnel) to enter, pass and repass at all times and without animals (other than guide dogs for the blind or deaf) and with or without vehicles over the Lot Burdened for the purpose of evacuation in an Emergency or for emergency drill exercises.

17.2 The Proprietor of the Lot Benefited may prescribe days and times of the day or night that this Easement may be exercised in respect of emergency drills.

17.3 A person entering upon the Lot Burdened in exercise of the rights granted under this Easement does so at their own risk and the Proprietor of the Lot Benefited releases the Proprietor of the Lot Burdened, its Employees and Agents from all claims and demands of every kind and from all liabilities which may arise in respect of any accident or damage to property or death of or injury to any person in connection with such entry upon the Lot Burdened (other than as may be caused by the negligence or wilful act or omission of the Proprietor of the Lot Burdened or its Employees and Agents).

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:38 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

18 Terms of Restriction on Use (BP) numbered eighteen on the Plan

18.1 The Proprietor of the Lot Burdened must ensure that no Development or use occurs on or within the Lot Burdened which may interfere with or adversely affect the structural integrity, stability or proper functioning of the Anti-flotation Wings.

18.2 Before commencing any structural Development on the Lot Burdened the Proprietor of the Lot Burdened must, if it considers that the proposed Development is one to which the requirements of clause 18.3(a) do not apply, satisfy the Proprietor of the Lot Benefited to that effect, and for that purpose must provide any information about the proposed Development requested by the Proprietor of the Lot Benefited. If the Proprietor of the Lot Benefited is not satisfied that clause 18.3(a) does not apply to the proposed Development, the Proprietor of the Lot Burdened must obtain the consent of the Proprietor of the Lot Benefited to the Development in accordance with clause 18.3, and this clause 18 will apply to its full extent to that Development.

18.3 The Proprietor of the Lot Burdened must not commence any Development until:

(a) the Proprietor of the Lot Burdened submits to the Proprietor of the Lot Benefited all plans, drawings and development proposals in relation to any proposed Development of the Lot Burdened which may alter the structure or integrity of the geological substrate within the site of this Restriction or may otherwise interfere in any way with the structural integrity, stability or proper functioning of those Wings; and

(b) the Proprietor of the Lot Benefited consents to the Development.

18.4 The Proprietor of the Lot Benefited may refuse to consent to the Development or may impose conditions on its consent where the Proprietor of the Lot Benefited, acting reasonably, determines that the Development may (or may, in the absence of the conditions imposed by it on its consent) subject the Anti-flotation Wings to hydrostatic pressure or earth pressure or any loading which may:

(a) damage or compromise the integrity of the geological substrate in which the Anti-flotation Wings are located; or

(b) interfere with or adversely affect the structural integrity, stability or proper functioning of the Anti-flotation Wings.

18.5 The Proprietor of the Lot Burdened grants to the Proprietor of the Lot Benefited full, free and exclusive right, liberty and licence at any time to enter the Lot Burdened to inspect the Tunnel and Station during the Development for the purpose of conducting any tests or works which the Proprietor of the Lot

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:39 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Benefited (acting reasonably) consider necessary to monitor or ensure the structural and geological integrity of the Anti-flotation Wings and the substrate within the site of this Restriction.

18.6 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Proprietor of the Lot Benefited from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Proprietor of the Lot Benefited or its Employees and Agents) whatsoever to which the Proprietor of the Lot Benefited will or may become liable as a result of the breach by the Proprietor of the Lot Burdened of the terms of this Restriction.

18.7 If the Proprietor of the Lot Benefited must interrupt Normal Railway Operations as a result of a breach of clause 18.3, the Proprietor of the Lot Benefited or any entity authorised by it to operate the Railway or any part of it will be entitled to provide alternative transport arrangements (including, but not limited to, alternative means of transport and, where the circumstances require, accommodation) for passengers and freight and all the incremental costs of providing those alternative arrangements incurred by the Proprietor of the Lot Benefited or any entity authorised by it to operate the Railway or any part of it will be borne by the Proprietor of the Lot Burdened.

18.8 The Proprietor of the Lot Burdened must carry out all necessary works requested by the Proprietor of the Lot Benefited to rectify a breach of clause 18.3, including any works necessary to maintain or restore Normal Railway Operations if Normal Railway Operations may be or are interrupted as a result of that breach.

19 Terms of Restriction on Use (DC) numbered nineteen on the Plan

19.1 The Proprietor of the Lot Burdened must ensure that no Development or use occurs on or within the Lot Burdened which may interfere with or adversely affect the structural integrity, stability or proper functioning of the Anti-flotation Wings.

19.2 Before commencing any structural Development on the Lot Burdened the Proprietor of the Lot Burdened must, if it considers that the proposed Development is one to which the requirements of clause 19.3(a) do not apply, satisfy the Authorities Benefited to that effect, and for that purpose must provide any information about the proposed Development requested by the Authorities Benefited. If the Authorities Benefited are not satisfied that clause 19.3(a) does not apply to the proposed Development, the Proprietor of the Lot Burdened must obtain the consent of the Authorities Benefited to the Development in accordance with clause 19.3, and this clause 19 will apply to its full extent to that Development.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:40 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

19.3 The Proprietor of the Lot Burdened must not commence any Development until:

(a) the Proprietor of the Lot Burdened submits to the Authorities Benefited all plans, drawings and development proposals in relation to any proposed Development of the Lot Burdened which may alter the structure or integrity of the geological substrate within the site of this Restriction or may otherwise interfere in any way with the structural integrity, stability or proper functioning of those Wings; and

(b) the Authorities Benefited consent to the Development.

19.4 The Authorities Benefited may refuse to consent to the Development or may impose conditions on its consent where the Authorities Benefited, acting reasonably, determine that the Development may (or may, in the absence of the conditions imposed by it on its consent) subject the Anti-flotation Wings to hydrostatic pressure or earth pressure or any loading which may:

(a) damage or compromise the integrity of the geological substrate in which the Anti-flotation Wings are located; or

(b) interfere with or adversely affect the structural integrity, stability or proper functioning of the Anti-flotation Wings.

19.5 The Proprietor of the Lot Burdened grants to the Authorities Benefited full, free and exclusive right, liberty and licence at any time to enter the Lot Burdened to inspect the Tunnel and Station during the Development for the purpose of conducting any tests or works which the Authorities Benefited (acting reasonably) consider necessary to monitor or ensure the structural and geological integrity of the Anti-flotation Wings and the substrate within the site of this Restriction.

19.6 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Authorities Benefited from and against all actions, suits, claims, demands, proceedings, losses, damages, compensation, costs (including legal costs on a full indemnity basis), charges and expenses (other than to the extent caused or contributed by the wilful or negligent act or omission of the Authorities Benefited or their Employees and Agents) whatsoever to which the Authorities Benefited will or may become liable as a result of the breach by the Proprietor of the Lot Burdened of the terms of this Restriction.

19.7 If the Authorities Benefited must interrupt Normal Railway Operations as a result of a breach of clause 19.3, the Authorities Benefited or any entity authorised by either of them to operate the Railway or any part of it will be entitled to provide alternative transport arrangements (including, but not limited to, alternative means of transport and, where the circumstances require, accommodation) for

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:41 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

passengers and freight and all the incremental costs of providing those alternative arrangements incurred by the Authorities Benefited or any entity authorised by either of them to operate the Railway or any part of it will be borne by the Proprietor of the Lot Burdened.

19.8 The Proprietor of the Lot Burdened must carry out all necessary works requested by the Authorities Benefited to rectify a breach of clause 19.3, including any works necessary to maintain or restore Normal Railway Operations if Normal Railway Operations may be or are interrupted as a result of that breach.

20 Terms of Easement for Use of Emergency Vehicle Corridor 5 wide and variable (BQ) numbered twenty on the Plan

20.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited, its Employees and Agents and every person authorised by it, at all times to enter and leave through the Tempe House gates and pass and repass over the Easement Site within the Lot Burdened with or without vehicles, including heavy vehicles, tools, plant and equipment but without animals for the purpose of gaining access to the Railway corridor in the event of an Emergency or as otherwise necessary to maintain or restore Normal Railway Operations.

20.2 Pursuant to section 88BA of the Conveyancing Act the Proprietor of the Lot Burdened covenants that it must at its cost:

(a) upgrade and maintain the Easement Site to take axle loads of 12.5 tonnes so that at all times the Easement Site is of a standard which allows the safe and unhindered passage of heavy vehicles in all weathers;

(b) ensure the Easement Site is at all times clearly signposted at the Tempe House gates and readily identifiable to Emergency Services and other drivers of heavy vehicles; and

(c) ensure that the Tempe House gates are kept open or are able to be opened in the event of an Emergency and are accessible for the purposes of this Easement at all times.

20.3 The Proprietor of the Lot Benefited must promptly repair any damage to the road caused by the passage of vehicles or equipment using the Easement Site in connection with the Lot Benefited.

20.4 The Proprietor of the Lot Burdened must not permit any vehicle or any other obstruction to stand or remain standing on the Easement Site at any time and must take any necessary action to ensure that the Easement Site is not obstructed at any time.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:42 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

20.5 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Proprietor of the Lot Benefited from and against all claims, demands, costs, losses, damages and other responsibilities of whatever nature (including death and personal injury) arising from any breach by the Proprietor of the Lot Burdened or its Employees and Agents of clauses 20.2 or 20.4 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach) except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

21 Terms of Easement for Use of Emergency Vehicle Corridor 5 wide and variable (DD) numbered twenty-one on the Plan

21.1 Full, free and unimpeded right for the Authorities Benefited, their Employees and Agents and every person authorised by them, at all times to enter and leave through the Tempe House gates and pass and repass over the Easement Site within the Lot Burdened with or without vehicles, including heavy vehicles, tools, plant and equipment but without animals for the purpose of gaining access to the Railway corridor in the event of an Emergency or as otherwise necessary to maintain or restore Normal Railway Operations.

21.2 Pursuant to section 88BA of the Conveyancing Act the Proprietor of the Lot Burdened covenants that it must at its cost:

(a) upgrade and maintain the Easement Site to take axle loads of 12.5 tonnes so that at all times the Easement Site is of a standard which allows the safe and unhindered passage of heavy vehicles in all weathers;

(b) ensure the Easement Site is at all times clearly signposted at the Tempe House gates and readily identifiable to Emergency Services and other drivers of heavy vehicles; and

(c) ensure that the Tempe House gates are kept open or are able to be opened in the event of an Emergency and are accessible for the purposes of this Easement at all times.

21.3 The Proprietor of the Lot Benefited must promptly repair any damage to the road caused by the passage of vehicles or equipment using the Easement Site in connection with the Lot Benefited.

21.4 The Proprietor of the Lot Burdened must not permit any vehicle or any other obstruction to stand or remain standing on the Easement Site at any time and must take any necessary action to ensure that the Easement Site is not obstructed at any time.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:43 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

21.5 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Authorities Benefited from and against all claims, demands, costs, losses, damages and other responsibilities of whatever nature (including death and personal injury) arising from any breach by the Proprietor of the Lot Burdened or its Employees and Agents of clauses 21.2 or 21.4 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach) except to the extent caused by the negligence of the Authorities Benefited or their Employees and Agents.

22 Terms of Easement for Support of Services (BR) numbered twenty-two on the Plan

22.1 Full free and unimpeded right for:

(a) the Proprietor of the Lot Benefited and its Employees and Agents to:

(i) install within and pass through any support beam for the Lot Burdened located within the Easement Site Service Lines for the provision of Services to the Lot Benefited or otherwise required for Normal Railway Operations as determined by the Proprietor of the Lot Benefited in its absolute discretion; and

(ii) do anything reasonably necessary for that purpose, including:

(A) entering onto the Lot Burdened;

(B) taking anything onto the Lot Burdened; and

(C) carrying out work; and

(b) the support of the Service Lines and any associated equipment within and passing through the Easement Site at all times.

22.2 The Proprietor of the Lot Burdened must:

(a) allow any Service Lines and associated equipment to remain within the Lot Burdened but only within the Easement Site;

(b) permit the Proprietor of the Lot Benefited and its Employees and Agents to enter on the Lot Burdened to carry out any work necessary to maintain, repair and replace the Service Lines and ensure the maintenance of the support provided to the Service Lines and associated equipment; and

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:44 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) not do anything which will or is likely to detract from the stability of the support of the Easement Site for any Service Lines and associated equipment within the Easement Site.

22.3 In exercising any right or rights the subject of this Easement the Proprietor of the Lot Benefited must:

(a) ensure any work is done properly;

(b) cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened;

(c) cause as little damage as is practicable to the Lot Burdened and any improvements on it;

(d) restore the Lot Burdened as nearly as is practicable to its former condition;

(e) make good any collateral damage; and

(f) not do anything which will in any way detract from the stability or materially affect the load-bearing capacity of the support beams within the Easement Site.

22.4 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Proprietor of the Lot Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Benefited and all costs, charges and expenses which the Proprietor of the Lot Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

23 Terms of Easement for Support of Services (DE) numbered twenty-three on the Plan

23.1 Full free and unimpeded right for:

(a) the Authorities Benefited and their Employees and Agents to:

(i) install within and pass through any support beam for the Lot Burdened located within the Easement Site Service Lines for the provision of Services to the Lot Benefited or otherwise required for Normal Railway Operations as determined by the Authorities Benefited in their absolute discretion; and

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:45 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(ii) do anything reasonably necessary for that purpose, including:

(A) entering onto the Lot Burdened;

(B) taking anything onto the Lot Burdened; and

(C) carrying out work; and

(b) the support of the Service Lines and any associated equipment within and passing through the Easement Site at all times.

23.2 The Proprietor of the Lot Burdened must:

(a) allow any Service Lines and associated equipment to remain within the Lot Burdened but only within the Easement Site;

(b) permit the Authorities Benefited and their Employees and Agents to enter on the Lot Burdened to carry out any work necessary to maintain, repair and replace the Service Lines and ensure the maintenance of the support provided to the Service Lines and associated equipment; and

(c) not do anything which will or is likely to detract from the stability of the support of the Easement Site for any Service Lines and associated equipment within the Easement Site.

23.3 In exercising any right or rights the subject of this Easement the Authorities Benefited must:

(a) ensure any work is done properly;

(b) cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened;

(c) cause as little damage as is practicable to the Lot Burdened and any improvements on it;

(d) restore the Lot Burdened as nearly as is practicable to its former condition;

(e) make good any collateral damage; and

(f) not do anything which will in any way detract from the stability or materially affect the load-bearing capacity of the support beams within the Easement Site.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:46 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

23.4 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Authorities Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Authorities Benefited and all costs, charges and expenses which the Authorities Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Authorities Benefited or their Employees and Agents.

24 Terms of Easement for Support (BS) numbered twenty-four on the Plan

24.1 Full, free and unimpeded right for the support beams (including their vertical supports) located beside and over the Tunnel and supporting the Lot Benefited and Improvements erected from time to time on or within the Lot Benefited to be supported vertically, horizontally, and in any other plane by the substrate of the Lot Burdened within the Easement Site but not by the Tunnel structure.

24.2 The Proprietor of the Lot Burdened must ensure that no Development occurs within the Easement Site which may adversely affect the stability or structural integrity of the support beams.

24.3 The Proprietor of the Lot Burdened must allow the Proprietor of the Lot Benefited and its Employees and Agents to enter the Lot Burdened if necessary from time to time on reasonable notice and with any necessary or desirable tools and equipment to:

(a) conduct tests to ascertain the state of repair or stability of the support beams; or

(b) carry out any works necessary to repair or maintain the support beams,

provided that (except in case of emergency) the Proprietor of the Lot Benefited may only enter the Lot Burdened and carry out any tests or works only during times agreed with the Proprietor of the Lot Burdened (which times may be determined in the absolute discretion of the Proprietor of the Lot Burdened taking into account Normal Railway Operations).

24.4 In exercising any rights under this Easement the Proprietor of the Lot Benefited must:

(a) comply with any requirements or conditions of the Proprietor of the Lot Burdened;

(b) ensure any work is done properly;

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:47 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(c) cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened;

(d) cause as little damage as is practicable to the Lot Burdened and any improvements on it;

(e) restore the Lot Burdened as nearly as is practicable to its former condition;

(f) make good any collateral damage;

(g) not do anything which will or may interfere with Normal Railway Operations.

24.5 The Proprietor of the Lot Benefited must make provision within the beams for Service Lines to carry the Services required by the Proprietor of the Lot Burdened as if the beams formed part of the "Lot Burdened" for the purposes of Easement for Support of Services (BR) under this instrument, and for that purpose:

(a) to submit plans and specifications showing the location and dimensions of the Service Lines, and materials and methods to be used, to the Proprietor of the Lot Burdened for the approval of the Proprietor of the Lot Burdened (which must not be unreasonably withheld); and

(b) to locate those Service Lines in accordance with the approved plans and specifications to the reasonable satisfaction of the Proprietor of the Lot Burdened.

24.6 The Proprietor of the Lot Benefited indemnifies and keeps indemnified the Proprietor of the Lot Burdened, SRA and RIC against all actions, suits, claims and demands of whatsoever nature which may be brought against all or any of the Proprietor of the Lot Burdened, SRA or RIC and all costs, charges and expenses which the Proprietor of the Lot Burdened, SRA or RIC may incur as a result of the exercise of the rights of the Proprietor of the Lot Benefited granted under this Easement, except to the extent caused by the negligence of the Proprietor of the Lot Burdened, SRA or RIC or the Employees and Agents of any of them.

25 Terms of Easement for Access including Heavy Vehicle Emergency Access variable width (BU) numbered twenty-five on the Plan

25.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited, its Employees and Agents and every person authorised by it at all times to pass and repass over the Easement Site within the Lot Burdened with or without vehicles, including heavy vehicles, tools, plant and equipment but without animals for the purpose of gaining access to the Lot Burdened and to the Railway corridor

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:48 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

including in the event of an Emergency or as otherwise necessary to maintain or restore Normal Railway Operations.

25.2 Pursuant to section 88BA of the Conveyancing Act the Proprietor of the Lot Burdened covenants that it will at its cost:

(a) upgrade and maintain the Easement Site to take axle loads of 12.5 tonnes so that at all times the Easement Site is of a standard which allows the safe and unhindered passage of heavy vehicles in all weathers;

(b) construct and maintain to high impact standard an upgraded road vehicle deflection wall parallel to the Illawarra Railway upon and extending above the level of the railway embankment sufficient to prevent road vehicles using the Easement Site falling on to the Illawarra Railway as a result of accident, mechanical failure or other Emergency occurring on the Easement Site, in accordance with the requirements and to the satisfaction of the Proprietor of the Lot Benefited, and not remove the existing deflection wall until such time as the upgraded wall has been completed and approved by the Proprietor of the Lot Benefited; and

(c) ensure the Easement Site is at all times clearly signposted and marked and readily identifiable to Emergency Services and other drivers of heavy vehicles.

25.3 The Proprietor of the Lot Benefited must promptly repair any damage to the road caused by the passage of vehicles or equipment using the Easement Site in connection with the Lot Benefited.

25.4 The Proprietor of the Lot Burdened must not, and must not permit its Employees and Agents to, use that part of the Easement Site parallel and adjacent to the Illawarra Railway for the passage of vehicles, plant or equipment owned by or in the custody or control of the Proprietor of the Lot Burdened or its Employees and Agents.

25.5 The Proprietor of the Lot Burdened must not permit any vehicle or any other obstruction to stand or remain standing on the Easement Site at any time and must at its cost erect prominent "No Parking" signs which are visible at all times of day and night and in all weathers and must take any other necessary action to ensure that the Easement Site is not obstructed at any time.

25.6 The Proprietor of the Lot Benefited may at any time close the access gates to that part of the Easement Site parallel and adjacent to the Illawarra Railway if necessary and for the time necessary in relation to any Emergency or for the purpose of the security of the Lot Benefited.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:49 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

25.7 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Proprietor of the Lot Benefited from and against all claims, demands, costs, losses, damages and other responsibilities of whatever nature (including death and personal injury) arising from any breach by the Proprietor of the Lot Burdened or its Employees and Agents of clauses 25.2, 25.4 or 25.5 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach) except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

26 Terms of Easement for Access including Heavy Vehicle Emergency Access variable width (DF) numbered twenty-six on the Plan

26.1 Full, free and unimpeded right for the Authorities Benefited, their Employees and Agents and every person authorised by them at all times to pass and repass over the Easement Site within the Lot Burdened with or without vehicles, including heavy vehicles, tools, plant and equipment but without animals for the purpose of gaining access to the Lot Burdened and to the Railway corridor including in the event of an Emergency or as otherwise necessary to maintain or restore Normal Railway Operations.

26.2 Pursuant to section 88BA of the Conveyancing Act the Proprietor of the Lot Burdened covenants that it will at its cost:

(a) upgrade and maintain the Easement Site to take axle loads of 12.5 tonnes so that at all times the Easement Site is of a standard which allows the safe and unhindered passage of heavy vehicles in all weathers;

(b) construct and maintain to high impact standard an upgraded road vehicle deflection wall parallel to the Illawarra Railway upon and extending above the level of the railway embankment sufficient to prevent road vehicles using the Easement Site falling on to the Illawarra Railway as a result of accident, mechanical failure or other Emergency occurring on the Easement Site, in accordance with the requirements and to the satisfaction of the Proprietor of the Lot Benefited, and not remove the existing deflection wall until such time as the upgraded wall has been completed and approved by the Authorities Benefited; and

(c) ensure the Easement Site is at all times clearly signposted and marked and readily identifiable to Emergency Services and other drivers of heavy vehicles.

26.3 The Proprietor of the Lot Benefited must promptly repair any damage to the road caused by the passage of vehicles or equipment using the Easement Site in connection with the Lot Benefited.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:50 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

26.4 The Proprietor of the Lot Burdened must not, and must not permit its Employees and Agents to, use that part of the Easement Site parallel and adjacent to the Illawarra Railway for the passage of vehicles, plant or equipment owned by or in the custody or control of the Proprietor of the Lot Burdened or its Employees and Agents.

26.5 The Proprietor of the Lot Burdened must not permit any vehicle or any other obstruction to stand or remain standing on the Easement Site at any time and must at its cost erect prominent "No Parking" signs which are visible at all times of day and night and in all weathers and must take any other necessary action to ensure that the Easement Site is not obstructed at any time.

26.6 The Authorities Benefited may at any time close the access gates to that part of the Easement Site parallel and adjacent to the Illawarra Railway if necessary and for the time necessary in relation to any Emergency or for the purpose of the security of the Station, Tunnel or Railway.

26.7 The Proprietor of the Lot Burdened indemnifies and will keep indemnified the Authorities Benefited from and against all claims, demands, costs, losses, damages and other responsibilities of whatever nature (including death and personal injury) arising from any breach by the Proprietor of the Lot Burdened or its Employees and Agents of clauses 26.2, 26.4 or 26.5 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach) except to the extent caused by the negligence of the Authorities Benefited or their Employees and Agents.

27 Terms of Easement for Access including Heavy Vehicle Emergency Access variable width (BV) numbered twenty-seven on the Plan

27.1 Subject to clause 27.3, full, free and unimpeded right for the Proprietor of the Lot Benefited, its Employees and Agents and every person authorised by it, at all times to pass and repass as necessary over the Easement Site within the Lot Burdened with or without vehicles, including heavy vehicles, tools, plant and equipment but without animals for the purpose of gaining access to the Lot Benefited.

27.2 The Proprietor of the Lot Burdened covenants that it will at its cost, until such time as construction of a new higher level road over the Easement Site commences:

(a) maintain the Easement Site to the standard existing at the date of this instrument;

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:51 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) ensure the Easement Site is at all times clearly signposted and marked and readily identifiable to Emergency Services and other drivers of heavy vehicles; and

(c) promptly repair any damage to the road caused by the passage of vehicles or equipment.

27.3 The Proprietor of the Lot Burdened may at any time close the access gates to the Easement Site if necessary and for the time necessary in relation to any Emergency or for the purpose of the security of the Lot Burdened.

27.4 Upon completion by the Proprietor of the Lot Benefited to the satisfaction of the Proprietor of the Lot Burdened (in consultation with RIC) of:

(a) a new higher level road to take axle loads of 12.5 tonnes over the Easement Site; and

(b) an upgraded road vehicle deflection wall constructed to high impact standard parallel to the Illawarra Railway upon and extending above the level of the railway embankment sufficient to prevent road vehicles using the Easement Site falling on to the Illawarra Railway as a result of accident, mechanical failure or other Emergency occurring on the Easement Site, in accordance with the requirements of the Proprietor of the Lot Burdened (and the Proprietor of the Lot Benefited must not remove the existing deflection wall until such time as the upgraded wall has been completed and approved by the Proprietor of the Lot Burdened),

the Proprietor of the Lot Benefited must:

(c) register easements over the Easement Site in the form of the Easement for Access including Heavy Vehicle Emergency Access (BU) numbered twenty-five on the Plan and the Easement for Access including Heavy Vehicle Emergency Access (DF) numbered twenty-six on the Plan; and

(d) release this Easement,

and the Proprietor of the Lot Burdened must do everything reasonably required by the Proprietor of the Lot Benefited to facilitate the release of the existing Easement and the registration of the new easement.

28 Terms of Easement for Drainage 2, 3 wide and variable width (CA) numbered twenty-eight on the Plan

28.1 Full and free right for the Proprietor of the Lot Benefited from time to time and at all times to drain water, whether rain, storm, spring, soakage, or seepage water, in

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:52 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

any quantities across and through the Easement Site, and the right to use the existing line of pipes or any replacement or substitution of them for that purpose ('the **Permitted Use**').

28.2 The right for the Proprietor of the Lot Benefited and its Employees and Agents, with any Equipment necessary for the Permitted Use, to:

(a) enter the Easement Site across the Lot Burdened by any reasonable route having regard to the reasonable requirements of the Proprietor of the Lot Benefited and the Proprietor of the Lot Burdened;

(b) remain there for any reasonable time for the purposes of laying, inspecting, cleansing, repairing, maintaining, or renewing the existing pipes or any replacement or substitution of them; and

(c) open the soil of the Easement Site to such extent as may be necessary for the Proprietor of the Lot Benefited to exercise of its rights under this Easement.

28.3 The Proprietor of the Lot Benefited must maintain the Easement Site and maintain, repair and, where reasonably necessary, replace the pipes.

28.4 The Proprietor of the Lot Benefited may, with the prior written consent of the Proprietor of the Lot Burdened (which must not be unreasonably withheld) relocate the pipes to another part of the Lot Burdened and there put the relocated pipes to the Permitted Use.

28.5 At any time after the Proprietor of the Lot Burdened gives its consent to the relocation of the pipes under clause 28.4, but before that relocation occurs:

(a) the Proprietor of the Lot Benefited must:

(i) register an easement over the relocated line of pipes; and

(ii) release the easement over the line of pipes existing at that time; and

(b) the Proprietor of the Lot Burdened must do everything reasonably required by the Proprietor of the Lot Benefited to facilitate the release of the existing easement and the registration of the new easement.

28.6 The Proprietor of the Lot Benefited must, on receipt of notice from the Proprietor of the Lot Burdened requiring it to do so, relocate the pipes to another part of the Lot Burdened agreed by the parties and there put the relocated pipes to the Permitted Use. If the parties cannot agree within 21 days after the Proprietor of

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:53 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

the Lot Benefited receives the relocation notice, the dispute must be determined under clause 45.

28.7 At any time after the Proprietor of the Lot Benefited and the Proprietor of the Lot Burdened agree on the site for relocation of the pipes under clause 28.6 or the site is determined under clause 45, but before that relocation occurs:

(a) the Proprietor of the Lot Benefited must:

(i) register an easement over the relocated line of pipes; and

(ii) release the easement over the line of pipes existing at that time; and

(b) the Proprietor of the Lot Burdened must do everything reasonably required by the Proprietor of the Lot Benefited to facilitate the release of the existing easement and the registration of the new easement.

28.8 In carrying out relocation works pursuant to clause 28.4 or clause 28.6, the Proprietor of the Lot Benefited must:

(a) not carry out any works or operations on the Lot Burdened which will unreasonably interfere with the use of the Lot Burdened by the Proprietor of the Lot Burdened; and

(b) on completion of the relocation works restore the surface of the Lot Burdened within the old and new Easement Sites as nearly as is reasonably practicable to the condition it was in immediately prior to the commencement of those works or operations.

28.9 The Proprietor of the Lot Burdened must pay all costs arising from the relocation of any of the pipes pursuant to clause 28.4 or clause 28.6, including all legal costs and disbursements arising from the negotiation, preparation, execution and registration of any easement, plan and release of easement required under clause 28.5 or clause 28.7.

28.10 The pipes must not be used for the discharge of any matter contrary to any relevant Law.

28.11 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Proprietor of the Lot Benefited, SRA and RIC against all actions, suits, claims and demands of whatsoever nature which may be brought against all or any of the Proprietor of the Lot Benefited, SRA or RIC and all costs, charges and expenses which the Proprietor of the Lot Benefited, SRA or RIC may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:54 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Easement, except to the extent caused by the negligence of the Proprietor of the Lot Benefited, SRA or RIC or the Employees and Agents of any of them.

29 Terms of Easement for Station Services variable width (CB) numbered twenty-nine on the Plan

29.1 Full and free right for the Proprietor of the Lot Benefited to:

(a) have and keep within the Easement Site all Services and Service Lines serving the Station and existing within the Easement Site at the date of this instrument;

(b) install any new Services and Service Lines which are in the absolute discretion of the Proprietor of the Lot Benefited reasonably necessary from time to time for the use and enjoyment of the Station;

(c) have uninterrupted passage of all Services through the Service Lines within and across the Lot Burdened; and

(d) inspect, maintain, repair, replace, upgrade, augment and renew any Services and Service Lines or any replacement or substitution of them.

29.2 The Proprietor of the Lot Benefited and its Employees and Agents have the right to enter onto the Lot Burdened with any Equipment as often as reasonably necessary and for the time reasonably necessary for the purposes of this Easement.

29.3 In exercising rights under this Easement the Proprietor of the Lot Benefited must, and must ensure its Employees and Agents:

(a) except in case of emergency (when no notice is required) give the Proprietor of the Lot Burdened reasonable notice of its intention to enter the Lot Burdened to exercise any rights under this Easement;

(b) carry out any works properly;

(c) cause as little interference as reasonably practicable to the Proprietor of the Lot Burdened and other lawful users of the Lot Burdened;

(d) cause as little damage as is reasonably practicable to the Lot Burdened and any Improvement on it;

(e) on completion of any works restore the surface of the Lot Burdened as nearly as is reasonably practicable to the condition it was in immediately

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:55 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

prior to the commencement of those works and make good any collateral damage; and

(f) if any Service or Service Line is no longer required, remove that Service or Service Line within a reasonable time after it is determined it is no longer required and make good the Lot Burdened.

30 Terms of Easement for Station Services variable width (DG) numbered thirty on the Plan

30.1 Full and free right for the Authorities Benefited to:

(a) have and keep within the Easement Site all Services and Service Lines serving the Station and existing within the Easement Site at the date of this instrument;

(b) install any new Services and Service Lines which are in the absolute discretion of the Authorities Benefited reasonably necessary from time to time for the use and enjoyment of the Station;

(c) have uninterrupted passage of all Services through the Service Lines within and across the Lot Burdened; and

(d) inspect, maintain, repair, replace, upgrade, augment and renew any Services and Service Lines or any replacement or substitution of them.

30.2 The Authorities Benefited and their Employees and Agents have the right to enter onto the Lot Burdened with any Equipment as often as reasonably necessary and for the time reasonably necessary for the purposes of this Easement.

30.3 In exercising rights under this Easement the Authorities Benefited must, and must ensure their Employees and Agents:

(a) except in case of emergency (when no notice is required) give the Proprietor of the Lot Burdened reasonable notice of their intention to enter the Lot Burdened to exercise any rights under this Easement;

(b) carry out any works properly;

(c) cause as little interference as reasonably practicable to the Proprietor of the Lot Burdened and other lawful users of the Lot Burdened;

(d) cause as little damage as is reasonably practicable to the Lot Burdened and any Improvement on it;

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:56 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(e) on completion of any works restore the surface of the Lot Burdened as nearly as is reasonably practicable to the condition it was in immediately prior to the commencement of those works and make good any collateral damage; and

(f) if any Service or Service Line is no longer required, remove that Service or Service Line within a reasonable time after it is determined it is no longer required and make good the Lot Burdened.

31 Terms of Easement for Ventilation (CC) numbered thirty-one on the Plan

31.1 Full, free and unimpeded right for the Proprietor of the Lot Benefited to cause smoke originating from the Railway to pass across, above, through or under the Lot Burdened in an Emergency from and by the operation of any vents, louvres and any other smoke management systems (including natural ventilation) used by the Proprietor of the Lot Benefited from time to time.

31.2 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Proprietor of the Lot Benefited arising out of its exercise of any rights granted under this Easement and without limiting the generality of the forgoing will take no action to restrain or require reduction of any smoke originating from the Railway in an Emergency.

31.3 The Proprietor of the Lot Burdened indemnifies the Proprietor of the Lot Benefited against any demand, claim, suit or proceeding which might be made against the Proprietor of the Lot Benefited arising out of the exercise of its rights under this Easement.

32 Terms of Easement for Ventilation (DH) numbered thirty-two on the Plan

32.1 Full, free and unimpeded right for the Authorities Benefited to cause smoke originating from the Railway to pass across, above, through or under the Lot Burdened in an Emergency, including from and by the operation of any vents, louvres and any other smoke management systems used by the Authorities Benefited from time to time.

32.2 The Proprietor of the Lot Burdened waives all rights and remedies which it might otherwise have had against the Authorities Benefited arising out of their exercise of any rights granted under this Easement and without limiting the generality of the forgoing will take no action to restrain or require reduction of any smoke originating from the Railway in an Emergency.

32.3 The Proprietor of the Lot Burdened indemnifies the Authorities Benefited against any demand, claim, suit or proceeding which might be made against the

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:57 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

Authorities Benefited arising out of the exercise of their rights under this Easement.

33 Terms of Easement for ECC Room (CD) numbered thirty-three on the Plan

33.1 Full and free right for the Proprietor of the Lot Benefited to:

(a) maintain on the Easement Site and have supported by the Lot Burdened within the Easement Site all or part of the emergency control centre room and any Equipment and items located within it ("**ECC Room**"), the fire water booster point ("**FWB**") and any associated Services and Service Lines necessary or desirable for the proper functioning of the ECC Room and the FWB in accordance with the requirements from time to time of the Proprietor of the Lot Benefited and any relevant Law; and

(b) use, monitor, inspect, maintain, repair, replace, upgrade, augment and renew the ECC Room, the FWB and associated Services and Service Lines, including any replacement or substitution of them, within the Easement Site.

33.2 The Proprietor of the Lot Benefited and its Employees and Agents and Emergency Services personnel have the right to enter onto the Lot Burdened with any Equipment as often as reasonably necessary and for the time reasonably necessary (and, in case of an Emergency, at any time and for any period) for the purposes of this Easement.

33.3 The Proprietor of the Lot Burdened must not, and must ensure its Employees and Agents do not, interfere with the exercise of any rights under this Easement.

33.4 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Proprietor of the Lot Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Benefited and all costs, charges and expenses which the Proprietor of the Lot Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

34 Terms of Easement for ECC Room (DI) numbered thirty-four on the Plan

34.1 Full and free right for the Authorities Benefited to:

(a) maintain on the Easement Site and have supported by the Lot Burdened within the Easement Site all or part of the emergency control centre room and any Equipment and items located within it ("**ECC Room**"), the fire water booster point ("**FWB**") and any associated Services and Service

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:58 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Lines necessary or desirable for the proper functioning of the ECC Room and the FWB in accordance with the requirements from time to time of the Authorities Benefited and any relevant Law; and

(b) use, monitor, inspect, maintain, repair, replace, upgrade, augment and renew the ECC Room, the FWB and associated Services and Service Lines, including any replacement or substitution of them, within the Easement Site.

34.2 The Authorities Benefited and their Employees and Agents and Emergency Services personnel have the right to enter onto the Lot Burdened with any Equipment as often as reasonably necessary and for the time reasonably necessary (and, in case of an Emergency, at any time and for any period) for the purposes of this Easement.

34.3 The Proprietor of the Lot Burdened must not, and must ensure its Employees and Agents do not, interfere with the exercise of any rights under this Easement.

34.4 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Authorities Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Authorities Benefited and all costs, charges and expenses which the Authorities Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Authorities Benefited or their Employees and Agents.

35 Terms of Easement for ECC Pipes (CE) numbered thirty-five on the Plan

35.1 Full and free right for the Proprietor of the Lot Benefited to:

(a) have and keep within the Easement Site the fire water pipes ("**ECC Pipes**") and any other Services and Service Lines for the purpose of providing water to the Lot Benefited to be used in case of Emergency within the Lot Benefited;

(b) have uninterrupted passage of water in any volume and at any pressure through the ECC Pipes (including any replacement or substitution of them) within and across the Easement Site; and

(c) access the Easement Site to inspect, maintain, repair, replace, upgrade, augment and renew the ECC Pipes, Services and Service Lines or any replacement or substitution of them.

35.2 The Proprietor of the Lot Benefited and its Employees and Agents have the right to enter onto the Lot Burdened with any Equipment as often as reasonably

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:59 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

necessary and for the time reasonably necessary and carry out any works for the purposes of this Easement.

35.3 In exercising rights under this Easement the Proprietor of the Lot Benefited must, and must ensure its Employees and Agents:

(a) except in case of emergency (when no notice is required) give the Proprietor of the Lot Burdened reasonable notice of its intention to enter the Lot Burdened to exercise any rights under this Easement;

(b) carry out any works properly;

(c) cause as little interference as reasonably practicable to the Proprietor of the Lot Burdened and other lawful users of the Lot Burdened;

(d) cause as little damage as is reasonably practicable to the Lot Burdened and any Improvement on it;

(e) on completion of any works restore the surface of the Lot Burdened as nearly as is reasonably practicable to the condition it was in immediately prior to the commencement of those works and make good any collateral damage.

35.4 The Proprietor of the Lot Burdened must not, and must ensure its Employees and Agents do not, interfere with the exercise by the Proprietor of the Lot Benefited or its Employees and Agents of the rights under this Easement.

35.5 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Proprietor of the Lot Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Benefited and all costs, charges and expenses which the Proprietor of the Lot Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

36 Terms of Easement for ECC Pipes (DJ) numbered thirty-six on the Plan

36.1 Full and free right for the Authorities Benefited to:

(a) have and keep within the Easement Site the fire water pipes ("**ECC Pipes**") and any other Services and Service Lines for the purpose of providing water to the Station, Tunnel and Railway to be used in case of Emergency within the Station, Tunnel or Railway;

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:60 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) have uninterrupted passage of water in any volume and at any pressure through the ECC Pipes (including any replacement or substitution of them) within and across the Easement Site; and

(c) access the Easement Site to inspect, maintain, repair, replace, upgrade, augment and renew the ECC Pipes, Services and Service Lines or any replacement or substitution of them.

36.2 The Authorities Benefited and their Employees and Agents have the right to enter onto the Lot Burdened with any Equipment as often as reasonably necessary and for the time reasonably necessary and carry out any works for the purposes of this Easement.

36.3 In exercising rights under this Easement the Authorities Benefited must, and must ensure their Employees and Agents:

(a) except in case of emergency (when no notice is required) give the Proprietor of the Lot Burdened reasonable notice of their intention to enter the Lot Burdened to exercise any rights under this Easement;

(b) carry out any works properly;

(c) cause as little interference as reasonably practicable to the Proprietor of the Lot Burdened and other lawful users of the Lot Burdened;

(d) cause as little damage as is reasonably practicable to the Lot Burdened and any Improvement on it;

(e) on completion of any works restore the surface of the Lot Burdened as nearly as is reasonably practicable to the condition it was in immediately prior to the commencement of those works and make good any collateral damage.

36.4 The Proprietor of the Lot Burdened must not, and must ensure its Employees and Agents do not, interfere with the exercise by the Authorities Benefited or their Employees and Agents of the rights under this Easement.

36.5 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Authorities Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Authorities Benefited and all costs, charges and expenses which the Authorities Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Authorities Benefited or their Employees and Agents.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:61 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

37 Terms of Easement for Support Structures variable width (CF) numbered thirty-seven on the Plan

37.1 Full and free right for the support structures located within the Easement Site with the prior specific written consent of the proprietor of the Lot Burdened and which support the Lot Benefited and Improvements erected from time to time on or within the Lot Benefited to be supported vertically, horizontally, and in any other plane by the substrate of the Lot Burdened within the Easement Site.

37.2 The Proprietor of the Lot Burdened must ensure that no Development occurs within the Easement Site without the consent of the Proprietor of the Lot Benefited which may adversely affect the stability or structural integrity of the support structures.

37.3 The Proprietor of the Lot Burdened must allow the Proprietor of the Lot Benefited and its Employees and Agents to enter the Lot Burdened if necessary from time to time on reasonable notice and only after satisfying all of the then existing requirements of the Proprietor of the Lot Burdened for entry onto the Lot Burdened and entry on or near the Railway, with any necessary or desirable Equipment to:

(a) conduct inspections and tests to ascertain the state of repair and stability of the support structures; and

(b) carry out any works necessary to repair or maintain the support structures.

37.4 In exercising any rights under this Easement the Proprietor of the Lot Benefited must:

(a) comply with any requirements or conditions of the Proprietor of the Lot Burdened;

(b) ensure any work is done properly;

(c) cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened;

(d) cause as little damage as is practicable to the Lot Burdened and any Improvements on it;

(e) on completion of any testing or works restore the Lot Burdened as nearly as is practicable to its former condition and make good any collateral damage; and

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:62 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

(f) not do anything which will or may interfere with Normal Railway Operations.

37.5 The Proprietor of the Lot Benefited indemnifies and keeps indemnified the Proprietor of the Lot Burdened, SRA and RIC against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Burdened, SRA or RIC and all costs, charges and expenses which the Proprietor of the Lot Burdened, SRA or RIC may incur as a result of a breach by the Proprietor of the Lot Benefited or its Employees and Agents of clause 37.4 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach), except to the extent caused by the negligence of the Proprietor of the Lot Burdened, SRA or RIC or the Employees and Agents of any of them.

38 Terms of Easement for Services (Chambers & Cables) variable width (CG) numbered thirty-eight on the Plan

38.1 Full and free right for the Proprietor of the Lot Benefited to maintain within the Easement Site and have supported by the Lot Burdened horizontally and vertically the Services chambers together with the Services cables and any ancillary equipment located within or without but connected directly or indirectly to the Services chambers, including any replacement, renewal, upgrading or augmentation of any of them.

38.2 The Proprietor of the Lot Burdened must ensure that no Development occurs within the Lot Burdened which may:

(a) interfere with or damage the Services chambers or the Services cables; or

(b) except with the consent of the Proprietor of the Lot Benefited and then only for the time permitted by the Proprietor of the Lot Benefited, interfere with access to the Services chambers and cables including by interfering with any manhole cover over the Services chambers or restricting removal or replacement of such cover.

38.3 The Proprietor of the Lot Burdened must allow the Proprietor of the Lot Benefited and its Employees and Agents to enter the Lot Burdened as reasonably necessary from time to time with any necessary or desirable Equipment to carry out any:

(a) inspections or testing of the Services chambers, Services cables and ancillary equipment; or

(b) works necessary to repair or maintain the Services chambers, Services cables and ancillary equipment.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:63 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

including any replacement or renewal of them.

38.4 In exercising rights under this Easement the Proprietor of the Lot Benefited must, and must ensure its Employees and Agents:

(a) except in case of emergency (when no notice is required) give the Proprietor of the Lot Burdened reasonable notice of its intention to enter the Lot Burdened to exercise any rights under this Easement;

(b) carry out any works properly;

(c) cause as little interference as reasonably practicable to the Proprietor of the Lot Burdened and other lawful users of the Lot Burdened;

(d) cause as little damage as is reasonably practicable to the Lot Burdened and any Improvement on it; and

(e) on completion of any works restore the surface of the Lot Burdened as nearly as is reasonably practicable to the condition it was in immediately prior to the commencement of those works and make good any collateral damage.

38.5 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Proprietor of the Lot Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Benefited and all costs, charges and expenses which the Proprietor of the Lot Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

39 Terms of Easement for Services (Chambers & Cables) variable width (DK) numbered thirty-nine on the Plan

39.1 Full and free right for the Authorities Benefited to maintain within the Easement Site and have supported by the Lot Burdened horizontally and vertically the Services chambers together with the Services cables and any ancillary equipment located within or without but connected directly or indirectly to the Services chambers, including any replacement, renewal, upgrading or augmentation of any of them.

39.2 The Proprietor of the Lot Burdened must ensure that no Development occurs within the Lot Burdened which may:

(a) interfere with or damage the Services chambers or the Services cables; or

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:64 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) except with the consent of the Authorities Benefited and then only for the time permitted by the Authorities Benefited, interfere with access to the Services chambers and cables including by interfering with any manhole cover over the Services chambers or restricting removal or replacement of such cover.

39.3 The Proprietor of the Lot Burdened must allow the Authorities Benefited and their Employees and Agents to enter the Lot Burdened as reasonably necessary from time to time with any necessary or desirable Equipment to carry out any:

(a) inspections or testing of the Services chambers, Services cables and ancillary equipment; or

(b) works necessary to repair or maintain the Services chambers, Services cables and ancillary equipment,

including any replacement or renewal of them.

39.4 In exercising rights under this Easement the Authorities Benefited must, and must ensure their Employees and Agents:

(a) except in case of emergency (when no notice is required) give the Proprietor of the Lot Burdened reasonable notice of its intention to enter the Lot Burdened to exercise any rights under this Easement;

(b) carry out any works properly;

(c) cause as little interference as reasonably practicable to the Proprietor of the Lot Burdened and other lawful users of the Lot Burdened;

(d) cause as little damage as is reasonably practicable to the Lot Burdened and any Improvement on it; and

(e) on completion of any works restore the surface of the Lot Burdened as nearly as is reasonably practicable to the condition it was in immediately prior to the commencement of those works and make good any collateral damage.

39.5 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Authorities Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Authorities Benefited and all costs, charges and expenses which the Authorities Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Authorities Benefited or their Employees and Agents.

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:65 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

40 Terms of Easement for Mutual Support 0.4 wide (CH) numbered forty on the Plan

40.1 Full and free right for the beams located within the Easement Site and forming part of the Improvements on the Lot Benefited, the design of which has been approved in writing by each of the Proprietor of the Lot Benefited and Proprietor of the Lot Burdened, to be supported vertically, horizontally, and in any other plane by the beams located within the Easement Site and forming part of the Improvements of the Lot Burdened within the Easement Site.

40.2 The Proprietor of the Lot Burdened must allow the Proprietor of the Lot Benefited and its Employees and Agents to enter the Lot Burdened if necessary from time to time with any necessary or desirable Equipment to:

(a) conduct inspections and tests to ascertain the state of repair and stability of the beams; and

(b) carry out any works necessary to repair or maintain the beams,

provided that (except in case of emergency, when no notice is required) reasonable notice has been given to the Proprietor of the Lot Burdened prior to the inspections or works.

40.3 In exercising any rights under this Easement the Proprietor of the Lot Benefited must:

(a) comply with any requirements or conditions of the Proprietor of the Lot Burdened;

(b) ensure any work is done properly;

(c) cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened;

(d) cause as little damage as is practicable to the Lot Burdened and any Improvements on it;

(e) on completion of any testing or works restore the Lot Burdened as nearly as is practicable to its former condition and make good any collateral damage.

40.4 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Proprietor of the Lot Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Benefited and all costs, charges and expenses which the Proprietor of the Lot

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:66 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened of its obligations under this Easement, except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

40.5 The Proprietor of the Lot Benefited indemnifies and keeps indemnified the Proprietor of the Lot Burdened against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Burdened and all costs, charges and expenses which the Proprietor of the Lot Burdened may incur as a result of a breach by the Proprietor of the Lot Benefited of its obligations under this Easement , except to the extent caused by the negligence of the Proprietor of the Lot Burdened or its Employees and Agents.

41 Terms of Easement for Support Wall and Footings 0.3, 0.45, 0.6, 0.975, 1.3, 1.5 and 2.45 wide (CI) numbered forty-one on the Plan

41.1 Full and free right for the support walls located within the Easement Site and forming part of the Improvements on the Lot Benefited, the design of which will have been approved in writing by the Proprietor of the Lot Burdened, and the footings of those walls where located on either side of the walls, to be supported vertically, horizontally, and in any other plane by the Lot Burdened within the Easement Site.

41.2 The Proprietor of the Lot Burdened must ensure that no Development occurs within the Easement Site without the consent of the Proprietor of the Lot Benefited which may adversely affect the stability or structural integrity of the walls or footings.

41.3 The Proprietor of the Lot Benefited must not:

(a) commence construction of the walls or footings until it submits to the Proprietor of the Lot Burdened fully dimensioned plans and drawings for the construction in a form satisfactory to the Proprietor of the Lot Burdened and the Proprietor of the Lot Burdened approves those plans and drawings (in its absolute discretion); or

(b) construct any footing extending more than 0.1 metre outside the line of the wall or extending above RL2.

41.4 The Proprietor of the Lot Burdened must allow the Proprietor of the Lot Benefited and its Employees and Agents to enter the Lot Burdened if necessary from time to time on reasonable notice and only after satisfying all of the then existing requirements of the Proprietor of the Lot Burdened for entry onto the Lot Burdened and entry on or near the Railway, with any necessary or desirable Equipment to:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:67 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(a) conduct inspections and tests to ascertain the state of repair and stability of the wall and footings; and

(b) carry out any works necessary to repair or maintain the wall and footings.

41.5 In exercising any rights under this Easement the Proprietor of the Lot Benefited must:

(a) comply with any requirements or conditions of the Proprietor of the Lot Burdened;

(b) ensure any work is done properly;

(c) cause as little inconvenience as is practicable to the Proprietor of the Lot Burdened;

(d) cause as little damage as is practicable to the Lot Burdened and any Improvements on it;

(e) on completion of any testing or works restore the Lot Burdened as nearly as is practicable to its former condition and make good any collateral damage; and

(f) not do anything which will or may interfere with Normal Railway Operations.

41.6 The Proprietor of the Lot Benefited indemnifies and keeps indemnified the Proprietor of the Lot Burdened, SRA and RIC against all actions, suits, claims and demands of whatsoever nature which may be brought against any or all of the Proprietor of the Lot Burdened, SRA or RIC and all costs, charges and expenses which the Proprietor of the Lot Burdened, SRA or RIC may incur as a result of a breach by the Proprietor of the Lot Benefited or its Employees and Agents of clauses 41.3 and 41.5 (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach), except to the extent caused by the negligence of the Proprietor of the Lot Burdened, SRA or RIC or the Employees and Agents of any of them.

42 Terms of Easement for Personal Access 1 wide (CJ) numbered forty-two on the Plan

42.1 Full and free right for the Proprietor of the Lot Benefited to maintain within the Easement Site personal access points, in such number and of such dimensions as is determined by the Proprietor of the Lot Benefited in accordance with applicable standards, for access to the rail corridor:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:68 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

INSTRUMENT SETTING OUT TERMS OF EASEMENTS INTENDED TO BE CREATED AND RESTRICTIONS ON THE USE OF LAND INTENDED TO BE CREATED AND POSITIVE COVENANTS INTENDED TO BE CREATED PURSUANT TO SECTIONS 88A, 88B AND 88BA OF THE CONVEYANCING ACT 1919

DP1043061

Plan of Subdivision of Lots 1 and 2 in DP 223186 and easement over Lot 1 in DP 1027899 covered by Council's Certificate No [ ]

(a) in the course of Normal Railway Operations by the Proprietor of the Lot Benefited and its Employees and Agents, and for that purpose the right for the Proprietor of the Lot Benefited and its Employees and Agents, at all times and with any necessary vehicles and Equipment, to:

(i) enter the Easement Site across the Lot Burdened by any reasonable route; and

(ii) remain there for any reasonable time for the purposes of excavating, constructing, inspecting, maintaining, repairing, renewing or adding to the personal access points; and

(b) during an Emergency by the Proprietor of the Lot Benefited, its Employees and Agents and Emergency Services personnel, and for that purpose the right for the Proprietor of the Lot Benefited, its Employees and Agents, and Emergency Services personnel, with any necessary vehicles and Equipment, to:

(i) enter the Easement Site across the Lot Burdened by any reasonable route; and

(ii) remain on the Easement Site for as long as is necessary to deal with the Emergency and restore Normal Railway Operations.

42.2 The Proprietor of the Lot Burdened must:

(a) at its cost:

(i) install under the supervision of the Proprietor of the Lot Benefited and in accordance with its requirements, gates in the fences within or immediately adjacent to the Lot Burdened to give access to the Easement Site, with any identification and safety signage as required by the Proprietor of the Lot Benefited; and

(ii) if requested by the Proprietor of the Lot Benefited and under the supervision of and to the requirements of the Proprietor of the Lot Benefited, redesign and relocate fences, gates and signage within the Easement Site to enable the Proprietor of the Lot Benefited to exercise its rights under this Easement; and

(iii) maintain the Easement Site to ensure each personal access point is capable of being used in accordance with this Easement; and

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:69 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(b) not do anything within the Easement Site which will or might damage or destroy or obstruct access to any access point or carry out any Development on the Easement Site.

42.3 In carrying out any works pursuant to this Easement the Proprietor of the Lot Benefited must not unreasonably interfere with the use of the residue of the Lot Burdened by the Proprietor of the Lot Burdened.

42.4 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Proprietor of the Lot Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Proprietor of the Lot Benefited and all costs, charges and expenses which the Proprietor of the Lot Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened or its Employees and Agents of this Easement (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach), except to the extent caused by the negligence of the Proprietor of the Lot Benefited or its Employees and Agents.

43 Terms of Easement for Personal Access 1 wide (DL) numbered forty-three on the Plan

43.1 Full and free right for the Authorities Benefited to maintain within the Easement Site personal access points, in such number and of such dimensions as is determined by the Authorities Benefited in accordance with applicable standards, for access to the rail corridor:

(a) in the course of Normal Railway Operations by the Authorities Benefited and their Employees and Agents, and for that purpose the right for the Authorities Benefited and their Employees and Agents, with any necessary vehicles and Equipment, to:

(i) enter the Easement Site across the Lot Burdened by any reasonable route; and

(ii) remain there for any reasonable time for the purposes of excavating, constructing, inspecting or adding to the personal access points or maintaining, repairing or renewing any fences, gates and signage within the Easement Site; and

(b) during an Emergency by the Authorities Benefited, their Employees and Agents and Emergency Services personnel, and for that purpose the right for the Authorities Benefited, their Employees and Agents, and Emergency Services personnel, with any necessary vehicles and Equipment, to:

Req:R284342 /Doc:DP 1043061 B /Rev:14-Jan-2003 /NSW LRS /Pgs:ALL /Prt:03-Jun-2026 12:42 /Seq:70 of 83
© Office of the Registrar-General /Src:Hazlett /Ref:LINCOLN-SHARONMO-268342

(i) enter the Easement Site across the Lot Burdened by any reasonable route; and

(ii) remain on the Easement Site for as long as is necessary to deal with the Emergency and restore Normal Railway Operations.

43.2 The Proprietor of the Lot Burdened must:

(a) at its cost:

(i) install under the supervision of the Authorities Benefited and in accordance with their requirements, gates in the fences within or immediately adjacent to the Lot Burdened to give access to the Easement Site, with any identification and safety signage as required by the Authorities Benefited; and

(ii) if requested by the Authorities Benefited and under the supervision of and to the requirements of them, redesign and relocate fences, gates and signage within the Easement Site to enable the Authorities Benefited to exercise their rights under this Easement; and

(iii) maintain the Easement Site to ensure each personal access point is capable of being used in accordance with this Easement; and

(b) not do anything within the Easement Site which will or might damage or destroy or obstruct access to any access point, or carry out any Development on the Easement Site.

43.3 In carrying out any works pursuant to this Easement the Authorities Benefited must not unreasonably interfere with the use of the residue of the Lot Burdened by the Proprietor of the Lot Burdened.

43.4 The Proprietor of the Lot Burdened indemnifies and keeps indemnified the Authorities Benefited against all actions, suits, claims and demands of whatsoever nature which may be brought against the Authorities Benefited and all costs, charges and expenses which the Authorities Benefited may incur as a result of a breach by the Proprietor of the Lot Burdened or its Employees and Agents of this Easement (including costs and losses arising from interruption to Normal Railway Operations to the extent contributed to by that breach), except to the extent caused by the negligence of the Authorities Benefited or the Employees and Agents of either of them.