

Land Title Act 1994; Land Act 1994
Form 21 Version 4

SURVEY PLAN

SHEET 1 of 5

Area of New Road

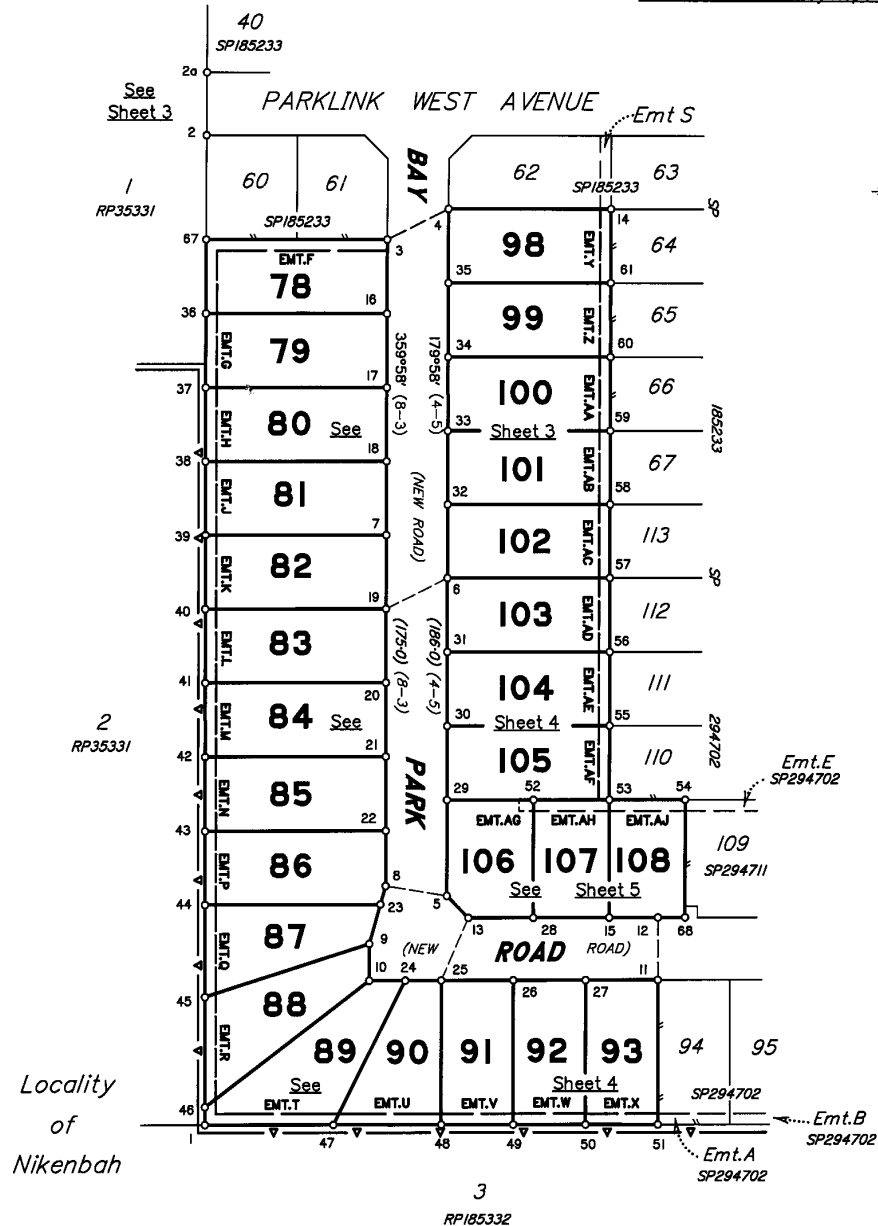
(3-4-5-12-11-10-3)

4575 m²

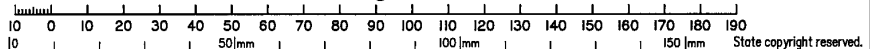
*Peg placed at all new corners
unless otherwise stated*

See Sheet 5 for Reference Mark Table.

See Sheet 2 for Survey Report



Scale 1:1250 - Lengths are in Metres.



SUNSHINE COAST SURVEY & PLANNING PTY LTD (ACN 091 809 433) hereby certify that the land comprised in this plan was surveyed by the corporation, by Phillip Andrew Hoss Surveying Associate, for whose work the corporation accepts responsibility, under the supervision of Andrew John Morcom cadastral surveyor and that the plan is accurate, that the said survey was performed in accordance with the Survey and Mapping Infrastructure Act 2003 and Surveyors Act 2003 and associated Regulations and Standards and that the said survey was completed on 15/03/2019

Phillip Andrew Hoss
Authorised Signatory
Date: 10-4-2019

PLAN OF
Lots 78 - 93, 98 - 108 &
Emts F - H in Lots 78 - 80 respectively, Emts J - N in Lots 81 - 85 respectively, Emts P - R in Lots 86 - 88 respectively, Emts T - X in Lots 89 - 93 respectively, Emts Y & Z in Lots 98 & 99 respectively, Emts AA - AH in Lots 100 - 107 respectively & Emt AJ in Lot 108
Cancelling Lot 906 on SP294702

LOCAL GOVERNMENT: *Fraser Coast Regional Council* LOCALITY: **WONDUNNA**

Meridian: *Add 8°24'20" for MGA Zone 56 Vide SP294702* Survey Records: *No*

Scale: **1:1250**
Format: **STANDARD**

SP302157

2732-00/313 27320037

**WARNING : Folded or Mutilated Plans will not be accepted.
Plans may be rolled.
Information may not be placed in the outer margins.**

719422876

GC 400 NT

\$3776.00
23/05/2019 15:59

s. Lodged by
Hickey Lawyers
PO Box 5559
GCMC QLD 9726
Ph: 07 5556 7400

GC49

1. Certificate of Registered Owners or Lessees

I/We EXCHEQUER PROPERTY FINANCE PTY LTD ACN 074 305 178
Trustee under Instrument 707210958

(Names in full)

* as Registered Owners of this land agree to this plan and dedicate the Public Use Land as shown hereon in accordance with Section 50 of the Land Title Act 1994.

~~* as Lessees of this land agree to this plan.~~

Signature of ~~Registered Owners~~ ~~*Lessees~~
Exchequer Property Finance Pty Ltd ACN 074 305 178
as trustee under instrument 707210958 by its
duly authorised attorney Joseph George Welch
pursuant to registered power of attorney no.
711422949

* Rule out whichever is inapplicable

2. Planning Body Approval

* ~~Sunshine Coast Regional Council~~ Fraser Coast Regional Council
hereby approves this plan in accordance with the:

% Planning Act 2016

Dated this 13th day of May 2019

Emily Burke
Senior Planner
Development and Planning
being the officer duly delegated by
Fraser Coast Regional Council

* Insert the name of the Planning Body.

Insert designation of signatory or delegation

% Insert applicable approving legislation.

3. Plans with Community Management Statement :

CMS Number :

Name :

4. References :

Dept File :
Local Govt : 514/3-042012
Surveyor : 2732-00

6. Existing			Created		
Title Reference	Lot	Plan	New Lots	Road	Secondary Interests
51126315	906	SP294702	78 - 93 & 98 - 108	New RD	Emts F - H, J - N, P - R, T - Z & AA - AH & AJ

Notification issued to the owner(s) of Lot 109 on SP294711 on 10.04.2019, in accordance with s.18 of the Survey and Mapping Infrastructure Regulation 2014

REINSTATEMENT REPORT

All subject corners reinstated from original Marks and/or original Reference Marks as shown or using deed dimensions from SP185233 and SP294702.

Original reference marks at stns 3 & 53 were used for reinstatement and subsequently destroyed during construction

78 - 93 & 98 - 108	POR 1220
Lots	Orig

7. Orig Grant Allocation :

8. Passed & Endorsed :

Sunshine Coast Survey & Planning
By: Pty. Ltd. ACN 091 809 433
Date: 10.4.2019
Signed: [Signature]
Designation: Cadastral Surveyor

9. Building Format Plans only.

I certify that:

- * As far as it is practical to determine, no part of the building shown on this plan encroaches onto adjoining lots or road.
- * Part of the building shown on this plan encroaches onto adjoining * lots and road

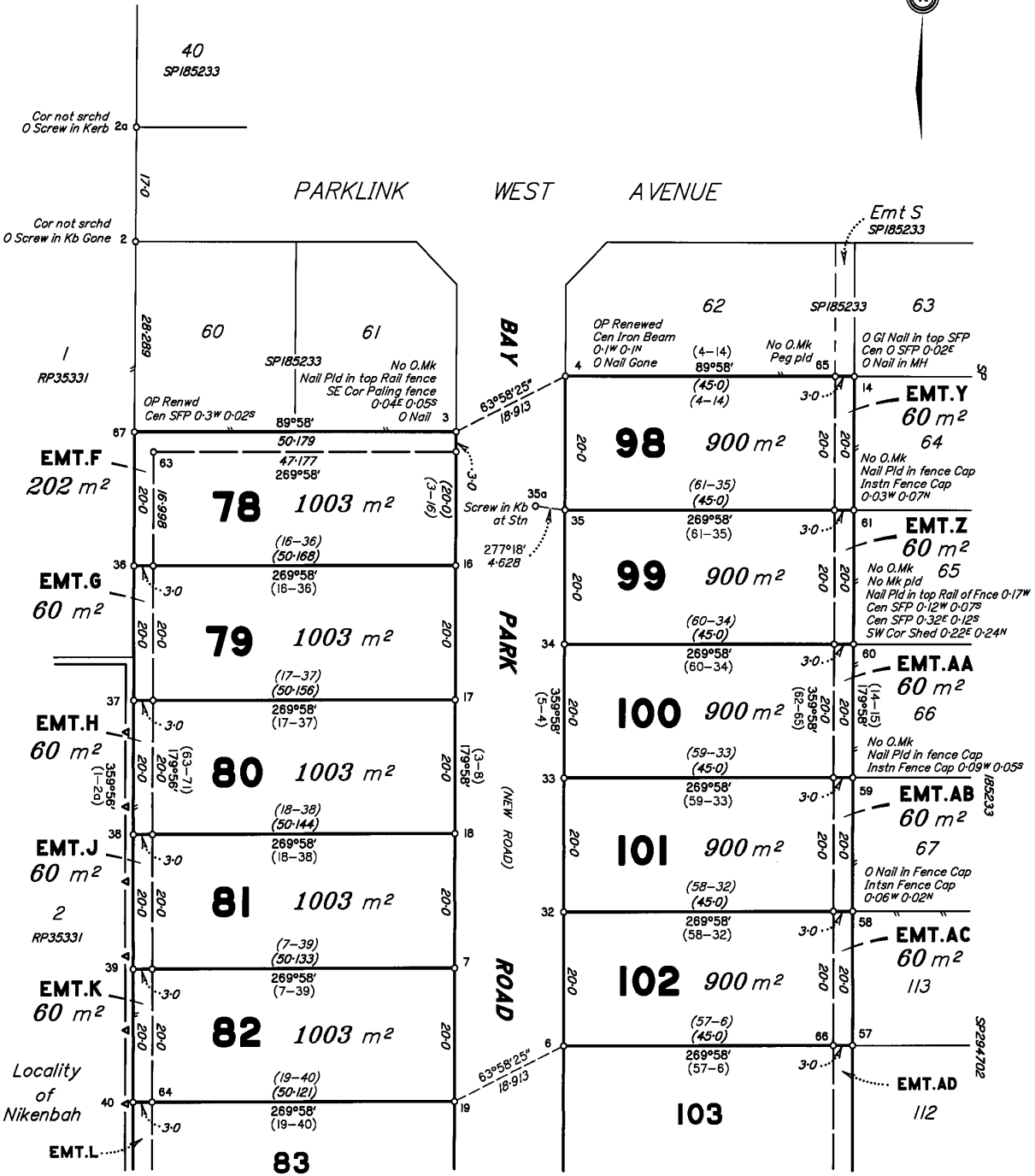
Cadastral Surveyor/Director * Date
* Delete words not required

10. Lodgement Fees :

Survey Deposit \$
Lodgement \$
..... New Titles \$
Photocopy \$
Postage \$
TOTAL \$

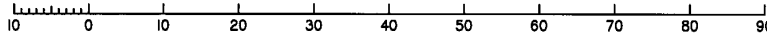
11. Insert Plan Number

SP302157



SEE SHEET 4

Scale 1:600 - Lengths are in Metres.

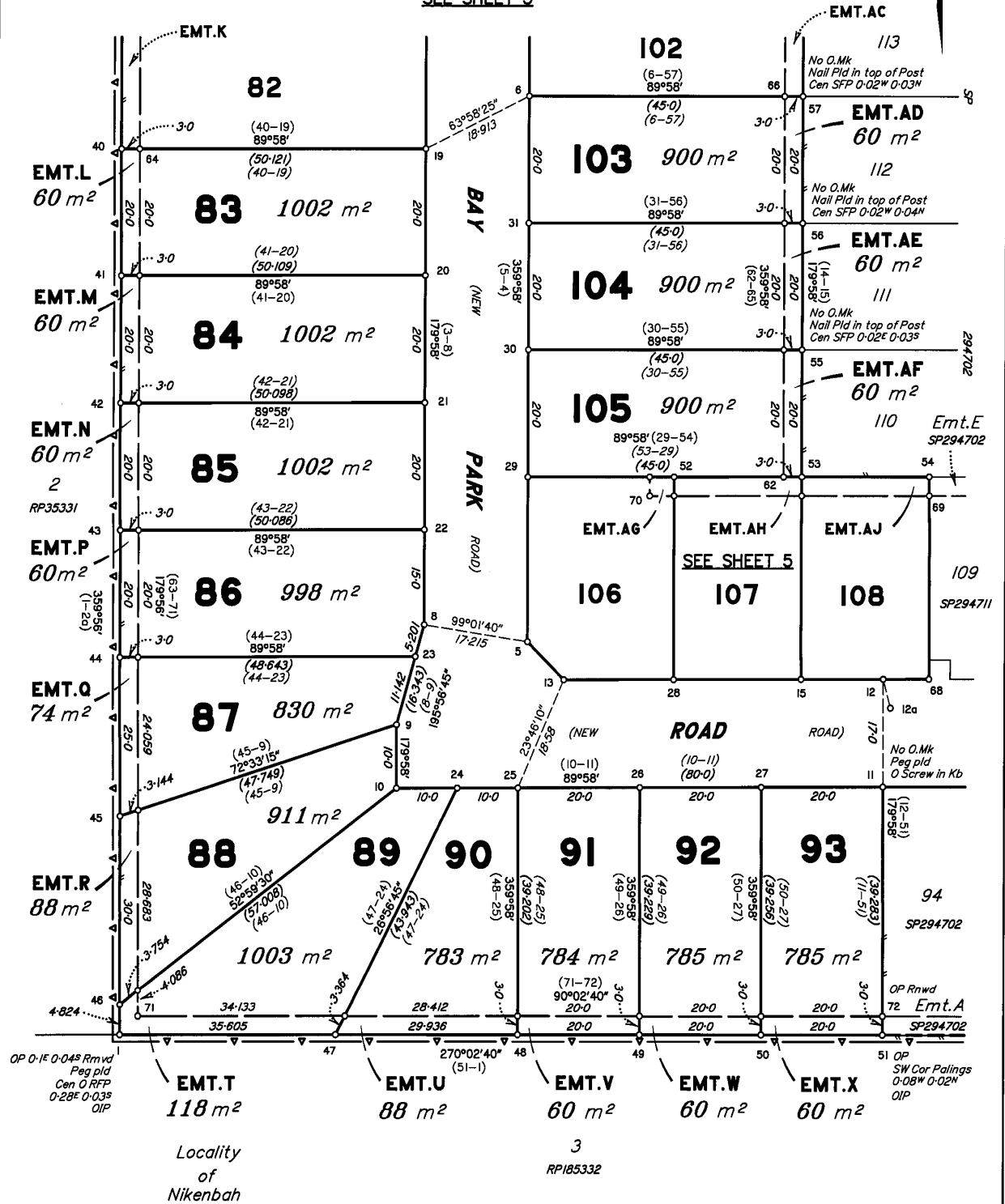


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Insert Plan Number **SP302157**



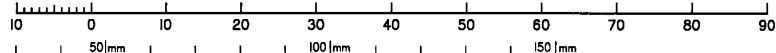
SEE SHEET 3



Locality
of
Nikenbah

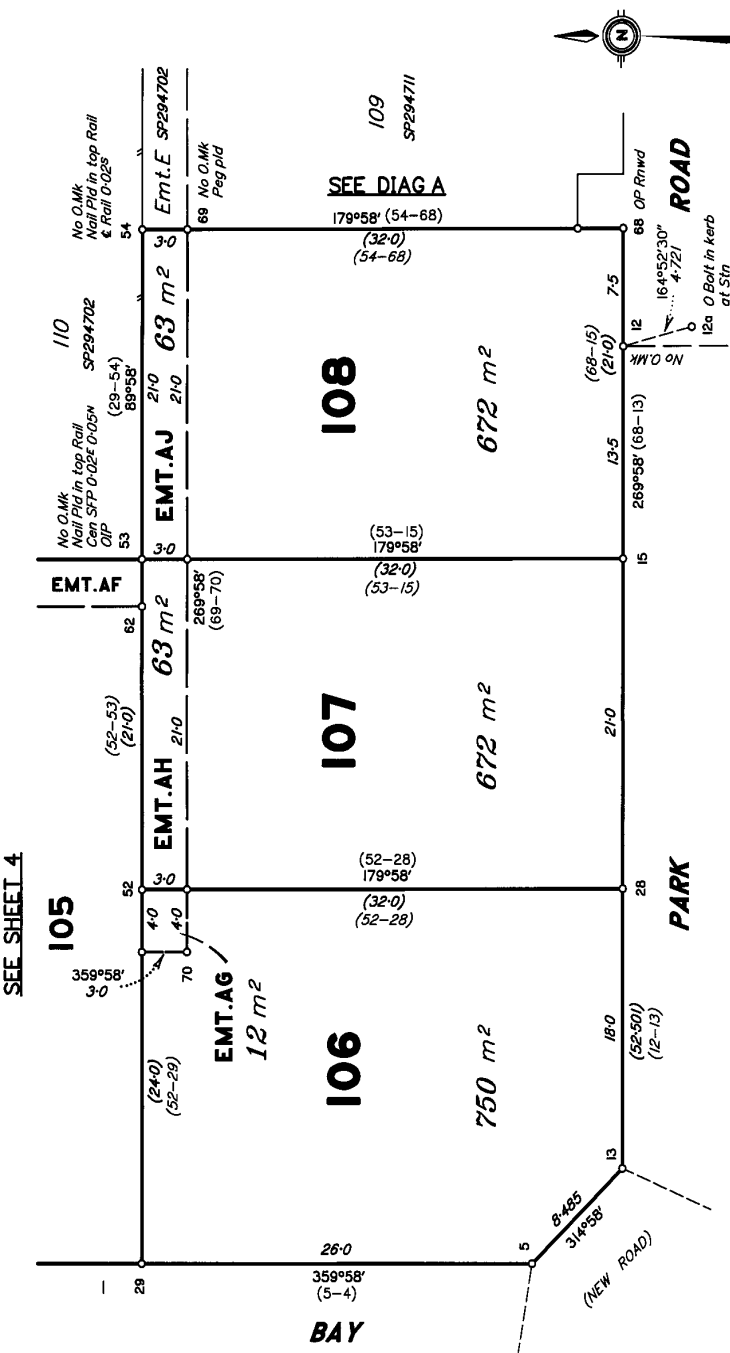
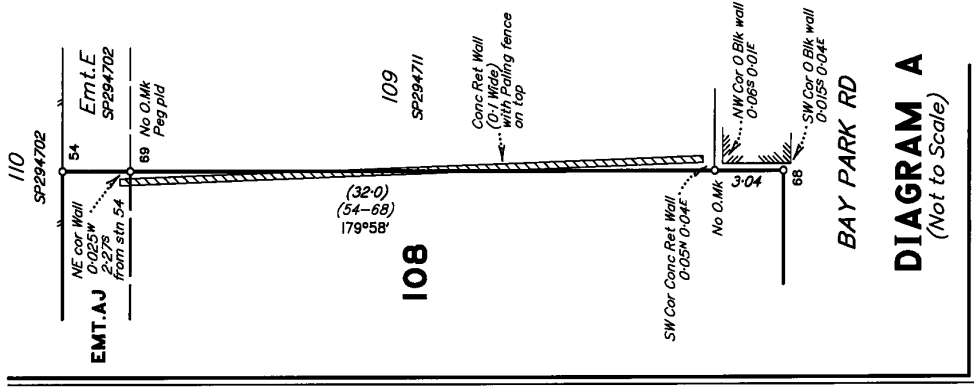
3
RP185332

Scale 1:600 - Lengths are in Metres.



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Insert
Plan
Number
SP302157



SEE SHEET 4

LINE	PLAN BEARING	MGA (Zone 56) BEARING
12a-35a	340°00'41"	348°25'28"

REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
1		OIP	179°58'	1.0
2		O Screw in Kerb Cone	24°03'50"	5.093
2a		O Screw in Kerb	159°44'35"	4.926
3		O Nail in Kerb (Now Gone)	85°35'	4.611
4		O Nail in Kerb	54°20'10"	5.685
4a		O Nail in Kerb (Now Gone)	22°41'54"	6.577
5		Screw in Kerb	21°08'	8.778
6		Screw in Kerb	202°21'	6.46
7		Screw in Kerb	4°58'	4.598
8		Screw in Kerb	104°28'	4.742
9		Screw in Kerb	96°52'30"	4.628
10		O Bolt in Kerb	27°15'	5.198
10a		O Bolt in Kerb	At Stn	
11		O Bolt in Kerb	183°30'30"	4.559
12		O Nail in M/H	234°11'	1.547
13		Screw in Kerb	42°15'30"	6.792
14		Screw in Kerb	102°35'30"	4.73
15		Screw in Kerb	254°45'	6.023
16		Screw in Kerb	2°45'8"	4.668
17		Screw in Kerb	271°16'	4.576
18		Screw in Kerb	At Stn	
19		Screw in Kerb	43°01'	2.225
20		Screw in Kerb	238°28'	0.867
21		Screw in Kerb	235°58'	1.422
22		Screw in Kerb	217°53'	1.869
23		OIP		
24		OIP (Now Gone)		
25		OIP		
26		OIP		
27		OIP		
28		OIP		
29		OIP		
30		OIP		
31		OIP		
32		OIP		
33		OIP		
34		OIP		
35		OIP		
36		OIP		
37		OIP		
38		OIP		
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63		OIP		
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65		OIP		
66		OIP		
67		OIP		

MERIDIAN TABLE

LINE	PLAN BEARING	MGA (Zone 56) BEARING
12a-35a	340°00'41"	348°25'28"

MGA COORDINATES GDA-94

STN	EASTING	NORTHING	ZONE	PU	LINEAGE	METHOD	REMARKS
12a	485 154 939	7 198 416 178	56	0/01	Derived	Auspos	O Bolt in Kerb
35a	485 117 132	7 198 600 757	56	0/018	Derived	Auspos	Screw in Kerb

Scale 1:300 - Lengths are in Metres.