

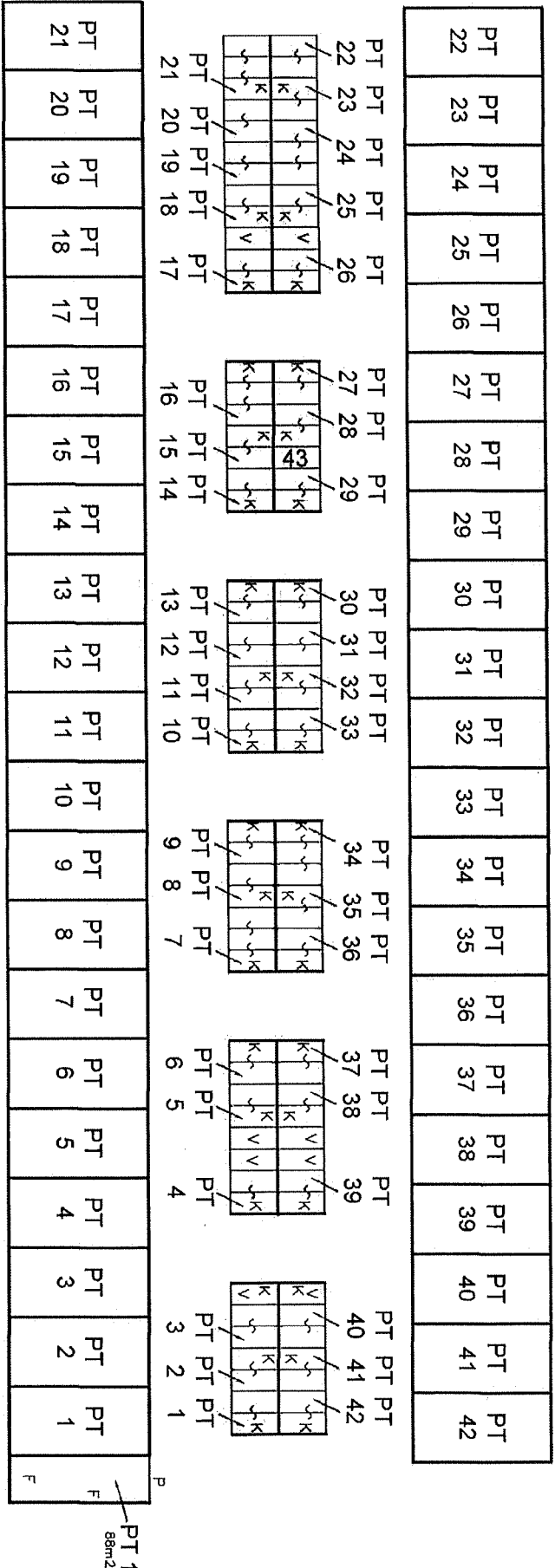
- F - FACE OF BLOCK WALL
- P - PROLONGATION FACE OF WALL
- V - VISITOR PARKING / COMMON PROPERTY
- (CP) - OPEN SPACE / COMMON PROPERTY

Surveyor: Andrew Murdoch  
 Surveyor's Ref: 90197  
 Subdivision No: SC2750  
 Lengths are in Metres. Reduction Ratio 1:750

Registered  
 18.9.2017

SP96245

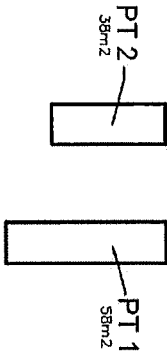
GROUND FLOOR PLAN



SCHEDULE OF LOT AREAS

LOT	FLOOR	CARPARK	TOTAL	LOT	FLOOR	CARPARK	TOTAL
1	12.3m <sup>2</sup>	28m <sup>2</sup>	297m <sup>2</sup>	23	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
2	12.4m <sup>2</sup>	28m <sup>2</sup>	190m <sup>2</sup>	24	12.4m <sup>2</sup>	42m <sup>2</sup>	166m <sup>2</sup>
3	12.4m <sup>2</sup>	28m <sup>2</sup>	132m <sup>2</sup>	25	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
4	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	26	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
5	12.4m <sup>2</sup>	28m <sup>2</sup>	132m <sup>2</sup>	27	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
6	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	28	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
7	12.4m <sup>2</sup>	28m <sup>2</sup>	166m <sup>2</sup>	29	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
8	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	30	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
9	12.4m <sup>2</sup>	28m <sup>2</sup>	132m <sup>2</sup>	31	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
10	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	32	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
11	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	33	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
12	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	34	12.4m <sup>2</sup>	42m <sup>2</sup>	166m <sup>2</sup>
13	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	35	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
14	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	36	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
15	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	37	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
16	12.4m <sup>2</sup>	42m <sup>2</sup>	166m <sup>2</sup>	38	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
17	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	39	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
18	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	40	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
19	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	41	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>
20	12.4m <sup>2</sup>	28m <sup>2</sup>	152m <sup>2</sup>	42	12.3m <sup>2</sup>	28m <sup>2</sup>	151m <sup>2</sup>
21	12.3m <sup>2</sup>	42m <sup>2</sup>	151m <sup>2</sup>	43		14m <sup>2</sup>	
22	12.3m <sup>2</sup>	28m <sup>2</sup>	151m <sup>2</sup>				

MEZZANINE FLOOR PLAN



NOTES

- ~ ANY SERVICE LINE WITHIN ONE LOT SERVICING ANOTHER LOT IS COMMON PROPERTY.
- ~ AREAS SHOWN ARE FOR THE PURPOSES OF THE STRATA TITLES ACT AND ARE APPROXIMATE.
- ~ THE STRATUM OF THE CARPARKING SPACES IS LIMITED TO 4 ABOVE THEIR CONCRETE SURFACE EXCEPT WHERE COVERED.
- ~ ALL CARPARKING SPACES ARE 2.5m x 5.5m PERPENDICULAR TO KERB.
- F - FACE OF BLOCK WALL
- P - PROLONGATION FACE OF WALL
- K - FACE OF KERB
- V - VISITOR CARPARKING/COMMON PROPERTY

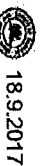
Surveyor: Andrew Murdoch

Surveyor's Ref: 90197

Subdivision No: SC2750

Lengths are in Metres. Reduction Ratio 1:500



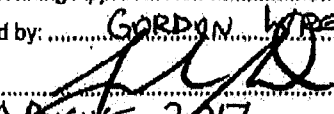
Registered




18.9.2017

SP96245

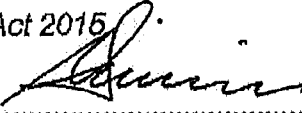
0 10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

SP FORM 3.01	STRATA PLAN ADMINISTRATION SHEET	Sheet 1 of 3 sheet(s)
Office Use Only Registered:  18.9.2017		Office Use Only <h1 style="text-align: center;">SP96245</h1>
PLAN OF SUBDIVISION OF: SUBDIVISION OF LOT 1 D.P.1234490		LGA: CANTERBURY-BANKSTOWN Locality: CONDELL PARK Parish: BANKSTOWN County: CUMBERLAND
This is <del>*FREEHOLD</del> / <del>*LEASEHOLD</del> Strata Scheme		
Address for Service of Documents <p style="text-align: center;"><b>390 Marlon Street                  Condell Park NSW 2200</b></p> Provide an Australian postal address including a postcode	The by-laws adopted for the scheme are: <del>* Model by-laws for residential strata schemes together with:                  Keeping of animals: Option *A/*B                  Smoke penetration: Option *A/*B</del> (see Schedule 3 Strata Schemes Management Regulation 2016) * The strata by-laws lodged with the plan.	
<p style="text-align: center;"><b>Surveyor's Certificate</b></p> I, ANDREW MURDOCH, of EARTH SURVEYING PTY LTD, being a land surveyor registered under the <i>Surveying and Spatial Information Act 2002</i> , certify that the information shown in the accompanying plan is accurate and each applicable requirement of Schedule 1 of the <i>Strata Schemes Development Act 2015</i> has been met. <del>*The building encroaches on:</del> <del>*(a) a public place</del> <del>*(b) land other than a public place and an appropriate easement to permit the encroachment has been created by ^ .....</del> Signature:  Date: 20.07.2017 Surveyor ID: 8435 Surveyor's Reference: 90197 ^ Insert the deposited plan number or dealing number of the instrument that created the easement	<p style="text-align: center;"><b>Strata Certificate (Accredited Certifier)</b></p> I, <u>GORDON WREN</u> .....being an Accredited Certifier, accreditation number <u>EP80447</u> ....., 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 <i>Strata Schemes Development Regulation 2016</i> and the relevant parts of Section 56 <i>Strata Schemes Development Act 2015</i> . <del>*(a) This plan is part of a development scheme.</del> <del>*(b) The building encroaches on a public place and in accordance with section 62(3) <i>Strata Schemes Development Act 2015</i> 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 <u>tolerance of the encroachment</u>.</del> *(c) This certificate is given on the condition contained in the relevant planning approval that lot(s) ^ <u>43</u> ..... will be created as utility lots and restricted in accordance with section 63 <i>Strata Schemes Development Act 2015</i> . Certificate Reference: <u>SC 2750</u> Relevant Planning Approval No.: <u>CDC 1002</u> issued by: <u>GORDON WREN</u> Signature:  Date: <u>15th AUGUST 2017</u> ^ Insert lot numbers of proposed utility lots.	
* Strike through if inapplicable		

SP FORM 3.07	<b>STRATA PLAN ADMINISTRATION SHEET</b>	Sheet 2 of 3 sheet(s)
Office Use Only		Office Use Only
Registered:  18.9.2017	<b>SP96245</b>	

**VALUER'S CERTIFICATE**


I, GRANT PHILIPS 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 4.8.17

**SCHEDULE OF UNIT ENTITLEMENT**

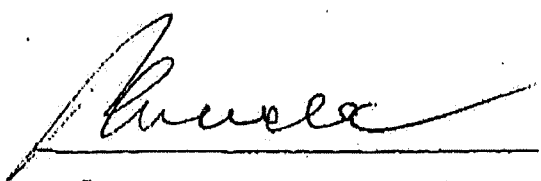
LOT NUMBER	UNIT ENTITLEMENT	LOT NUMBER	UNIT ENTITLEMENT
1	280	23	235
2	235	24	245
3	235	25	235
4	235	26	235
5	235	27	235
6	235	28	235
7	245	29	235
8	235	30	235
9	235	31	235
10	235	32	235
11	235	33	235
12	235	34	245
13	235	35	235
14	235	36	235
15	235	37	235
16	245	38	235
17	235	39	235
18	235	40	235
19	235	41	235
20	235	42	200
21	245	43	10
22	235	AGGREGATE	1000

SP FORM 3.08 (Annexure)	<b>STRATA PLAN ADMINISTRATION SHEET</b>	Sheet 3 of 3 sheet(s)
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Office Use Only  Registered:  18.9.2017	Office Use Only  <h1 style="margin: 0;">SP96245</h1>
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- 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 CUMBERLAND PROPERTIES PTY LIMITED (ACH100012615)

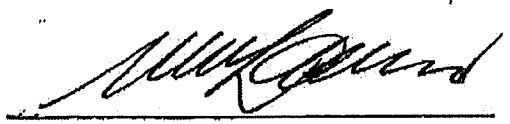


PHILIP EDWARD ARNOLD  
DIRECTOR



MARK PHILIP ARNOLD  
DIRECTOR

EXECUTED BY CORRIE VALE PASTORAL CO PTY LIMITED (ACH100010172)

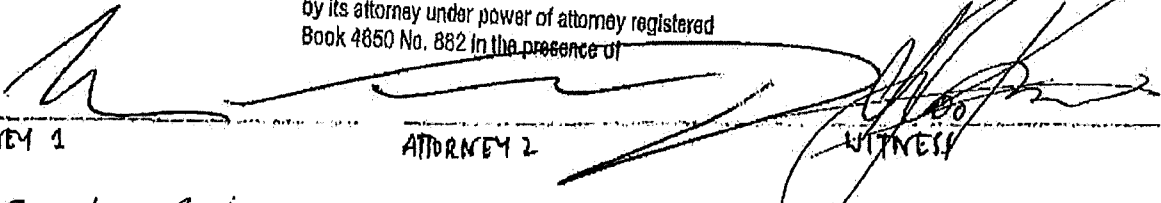


MALCOLM KENNETH McLAURIN  
DIRECTOR



ROBERT MARK McLAURIN  
DIRECTOR

SIGNED SEALED & DELIVERED on behalf of  
 ING Bank (Australia) Limited  
 by its attorney under power of attorney registered  
 Book 4850 No. 882 in the presence of



ATTORNEY 1

ATTORNEY 2

WITNESS

*Justin Butler*  
NAME OF ATTORNEY 1

DAVID MCINTOSH  
NAME OF ATTORNEY 2

Cassandra Lee Brookes  
77 Castlereagh Street  
SYDNEY NSW 2000

*Partner*  
TITLE

PARTNER  
TITLE

ADDRESS OF WITNESS