

# Imaged Document Cover Sheet





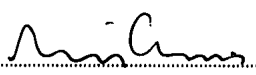
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<b>PLAN OF SUBDIVISION</b>			STAGENO. -----	LRS use only. <b>EDITION 1</b>	F <b>1</b>	04/08/2010 \$899.20 PS 
<b>Location of Land</b> Parish: <b>WARRANTYTE</b> Township: ----- Section: ----- Crown Allotment: 22F (PART) Crown Portion: -----  LRS Base Record: D.C.M.B. Title Reference: VOL. 11053 FOL. 832  Last Plan Reference: LOT 3 ON LP 69099  Postal Address: 160 YARRA ROAD, CROYDON NORTH 3136.  MGA Co-ordinates E 348 220 Zone: 55 N 5 818 180			<b>Council Certificate and Endorsement</b>  Council Name: MAROONDAH Ref. 3/2008/192 1. This plan is certified under section 6 of the Subdivision Act 1988. <del>2. This plan is certified under section 11(7) of the Subdivision Act 1988.</del> <del>Date of original certification under section 6 / /</del> <del>3. This is a statement of compliance issued under section 21 of the Subdivision Act 1988.</del>  OPEN SPACE (i) A requirement for public open space under section 18 of the Subdivision Act 1988 has/has not been made. <del>(ii) The requirement has been satisfied.</del> <del>(iii) The requirement is to be satisfied in Stage .....</del> Council delegate  <del>Council seal</del> Date 16 / 9 / 09 <del>Re-certified under section 11(7) of the Subdivision Act 1988</del> <del>Council Delegate</del> <del>Council Seal</del> <del>Date / /</del>			
<b>Vesting of Roads and/ or Reserve</b>						
Identifier	Council / Body / Person					
NIL	NIL		<b>Notations</b>			
			<b>Staging</b> This is not a staged subdivision. Planning Permit No.			
			<b>Depth Limitation</b> DOES NOT APPLY			
Area of Site: 1174m <sup>2</sup> No. of Lots: 2			<b>Survey</b> This plan is based on survey.  This survey has been connected to permanent mark No(s) In Proclaimed Survey Area No.			
<b>Easement Information</b>						
<b>Legend:</b> A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)						
EASEMENTS & RIGHTS IMPLIED BY SECTION 12(2) OF THE SUBDIVISION ACT 1988 APPLY TO THE WHOLE OF THE LAND ON THIS PLAN.						
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of		
E-1 E-2	DRAINAGE & SEWERAGE	SEE DIA	LP 69099	LOTS ON LP 69099		
E-2	DRAINAGE & SEWERAGE	2.01	C/E B212305	C/T VOL 4750 FOL 998		
E-1 E-2	SEWERAGE	SEE DIA	THIS PLAN	YARRA VALLEY WATER LTD		
E-3	LIGHT, AIR & CARRIAGEWAY	1.20	THIS PLAN	LOT 1 ON THIS PLAN		
<b>LRS use only</b> Statement of Compliance/Exemption Statement  Received <input checked="" type="checkbox"/>  Date 04 / 08 / 2010						
<b>LRS use only</b> PLAN REGISTERED TIME 9.56AM DATE 12 / 08 / 2010  <b>GARY M ROBERTSON</b> Assistant Registrar of Titles  Sheet 1 of 3						
 <b>Land Consultants</b> John Chivers & Associates P/L Level 1, 260 Main Street Lilydale Vic. Australia 3140 Phone: (03) 9735 4888 Fax: (03) 9735 1473 Email: jca@jchivers.com.au www.jchivers.com.au A.B.N. 75 083 816 915			LICENSED SURVEYOR : ANTHONY PETER RALPH  Signature  Date 12 / 6 / 09  REF. 12637 VERSION 04 05/06/09 T.D.			 Date 16 / 9 / 09 Council Delegate Signature Original sheet size A3



	<b>PLAN OF SUBDIVISION</b>	STAGE NO. -----	Plan Number <b>PS 626371 X</b>
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## CREATION OF RESTRICTION

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS CREATED.

LAND TO BENEFIT: LOT 1 ON THIS PLAN OF SUBDIVISION.

LAND TO BE BURDENED: LOT 2 ON THIS PLAN OF SUBDIVISION.

DESCRIPTION OF RESTRICTION: THE REGISTERED PROPRIETOR OR PROPRIETORS OF  
LOT 2 ON THIS PLAN OF SUBDIVISION SHALL NOT:

1. CONSTRUCT ANY SECOND STOREY DEVELOPMENT THAT IS MORE THAN 50% OF  
THE FLOOR AREA OF THE GROUND FLOOR.

 <p><b>JCA</b> Land Consultants</p>	<p>John Chivers &amp; Associates P/L Level 1, 260 Main Street Lilydale Vic. Australia 3140 Phone: (03) 9735 4888 Fax: (03) 9735 1473 Email: jca@jchivers.com.au www.jchivers.com.au</p>	 <p>QUALITY SYSTEM CERTIFIED</p>
<p>Surveying - Engineering - Town Planning A.B.N. 75 063 816 915</p>		

ORIGINAL		<p>LICENSED SURVEYOR : ANTHONY PETER RALPH</p> <p>Signature <u><i>APR</i></u> Date <u>12/6/09</u></p> <p>REF. <b>12637</b> VERSION <b>04</b> 05/06/09 J.D.</p>	<p style="text-align: center;">Sheet 3</p> <p style="text-align: center;"><u><i>Anthony Peter Ralph</i></u></p> <p>Date <u>16/9/09</u></p> <p style="text-align: center;">Council Delegate Signature</p> <p style="text-align: center;">Original sheet size A3</p>