

VERIS AUSTRALIA PTY LTD (ACN 615 735 727) hereby certify that the land comprised in this plan was surveyed by the corporation, by Joel HENDERSON, Surveying Associate, for whose work the corporation accepts responsibility, under the supervision of Michael James TOPP, 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 06/06/2022

Christina Byron
Delegato

14 June 2022
Date

**Plan of Lots 1-3, 25-54, 512, 9004 & 9006
(All Restricted) and Emt W in Lot 27**

Cancelling Lot 512 (Restricted) on SP330919

LOCAL GOVERNMENT: COUNCIL LOCALITY: BELLBIRD PARK

Meridian: MGA ZONE 56 vide SP330919 Survey Records: Yes

Scale: 1:4000
Format: STANDARD

SP330346

Original information compiled from SP330919 in the Department of Resources.

In accordance with Section 3.22 of the Cadastral Survey Requirements, corners have not been marked unless otherwise stated. For corner marks and reference marks see IS302065

Scale 1:4000 Lengths are in Metres

Area of New Road 7470m²

For Reference Marks, Permanent Marks & MGA coordinates tables see sheet 4.

For Reinstatement Report and Physical Feature Boundary report see sheet 2.

Lots 1-3, 25-54, 9004, 9006 & part of Lot 512 being in Original Portions 389 & 391 are restricted to the depth of 30-48m from the surface as defined by RP47420.

Part of Lot 512 being in Original Portion 287 is restricted to the depth of 30-48m from the surface as defined by S31234.

The adjoining subsurface description for Lots 1-3, 25-54, 9004, 9006 & part of Lot 512 and being in Original Portions 389 & 391 is Lot 4 on RP221980.

The adjoining subsurface description for part of Lot 512 and being in Original Portion 287 is Lot 387 on S31234

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

722049384
EC 400 \$4,417.04
19/10/2022 15:23:08

4. Lodged by
Cooper Grace Ward Lawyers
Level 21, 400 George Street
BRISBANE QLD 4000
GPO Box 834, Brisbane 4001

131B

(Include address, phone number, email, reference, and Lodger Code)

L. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
To Issue from 51288988	Lot 512 on SP330919	1-3, 25-54, 512, 9004 & 9006	New Road	Emt W

ENCUMBRANCE EASEMENT ALLOCATIONS

Easement	Lots to be Encumbered
601524381 (Emt B on RP104127)	512
601524392 (Emt D on RP119854)	512
715507213 (Emt TA on SP266371)	512

MORTGAGE ALLOCATIONS

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
717028257	1-3, 25-54, 512, 9004 & 9006	

*Emt B on RP104127 is partially absorbed by New Road
Emts E & F on SP290294 and Emts XP & XQ on SP327507 are fully absorbed by New Road
SP330919 to register prior to the lodgement of this plan*

Woogaroo Creek - Physical Feature Boundary Report

This is a Subsequent New Plan of Survey under Section 113 of the Survey and Mapping Infrastructure Act 2003

A first new plan of survey (SP241638) was registered for the subject land on 27/3/2013 pursuant to s.108 of the Survey and Mapping Infrastructure Act 2003.

On the first new plan of survey the ambulatory boundary of Woogaroo Creek was compiled from MP40687 being registered and authoritative information pursuant to s.107 of the Mapping Infrastructure Act 2003.

The bank of Woogaroo Creek has been undisturbed since confirmation of the boundary on SP241638.

Reinstatement Report:

- This plan is part of a staged development and follows on from SP330919 with no variations.
- Areas are calculated to 4 decimal points prior to rounding.

1-3, 25-54, 9004 & 9006 512	Por 389 Pors 287, 389 & 391
Lots	Orig

2. Orig Grant Allocation:

3. References :
Dept File :
Local Govt :
Surveyor : 400891-813111
Survey Advice 2015-0811

5. Passed & Endorsed :

By: Veris Australia Pty Ltd
Date: 12/10/2022
Signed: *Christina Byron*
Designation: Delegate

6. Building Format Plans only.

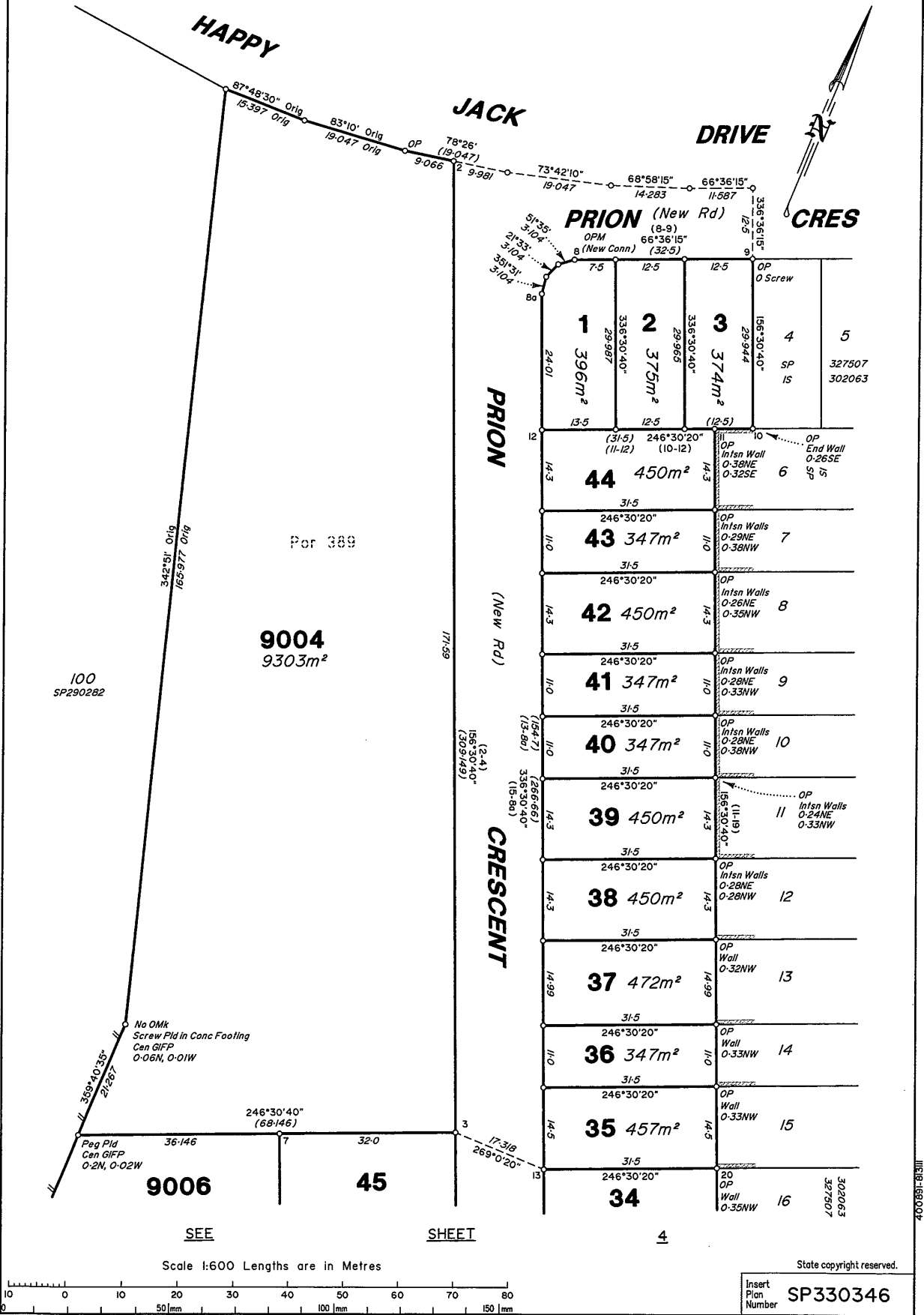
I certify that:
*As far as it is practical to determine, no part of the building shown on this plan encroaches onto adjoining lots or road;
*Part of the building shown on this plan encroaches onto adjoining lots and road

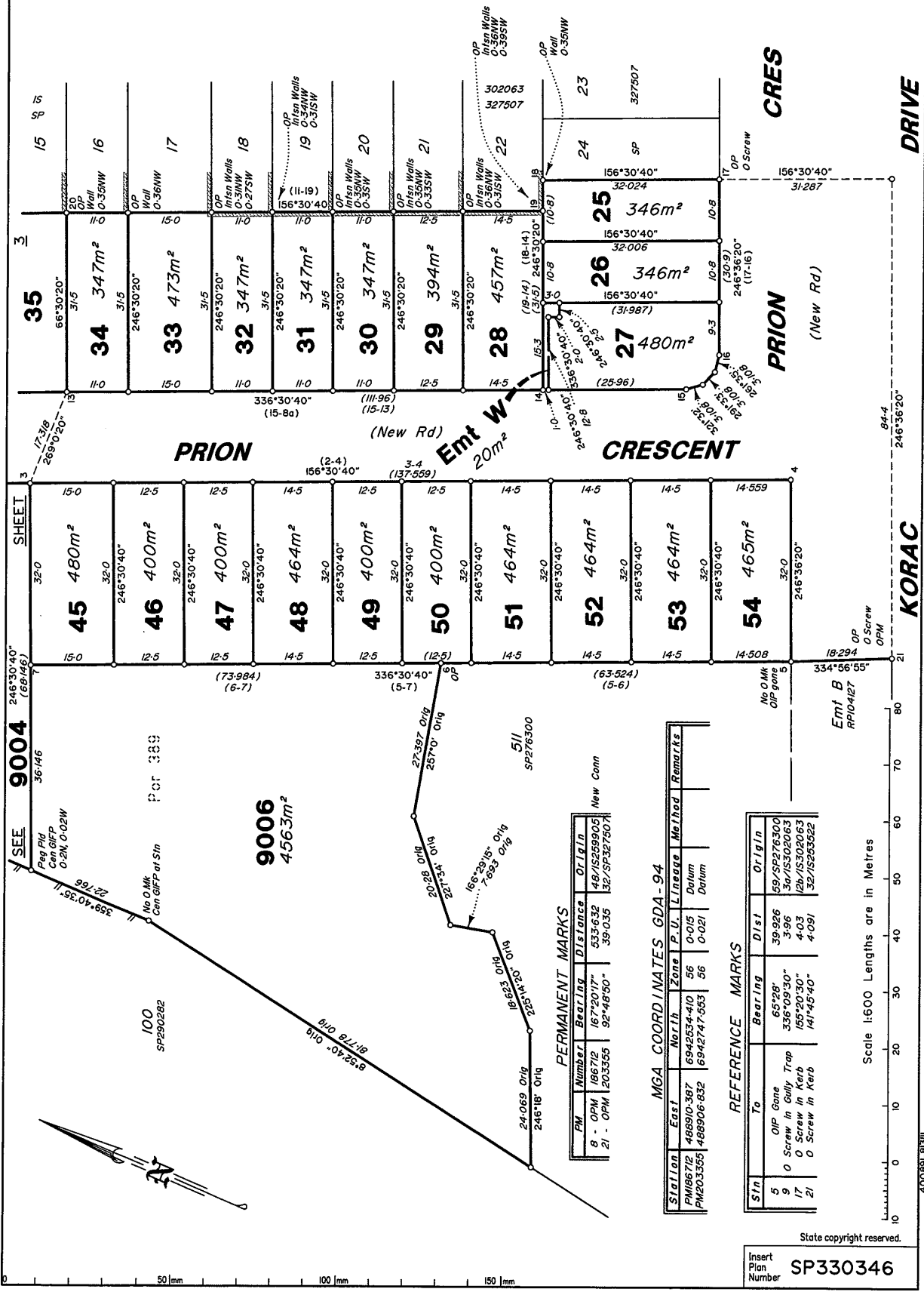
.....
Cadastral Surveyor/Delegate * Date
delete words not required

7. Lodgement Fees :

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

8. Insert Plan Number
SP330346





PERMANENT MARKS

PM	Number	Bearing	Distance	Origin
8 - OPM	186712	167°20'17"	533.632	48/152589905
21 - OPM	203355	92°48'50"	39.035	32/SF327507

New Conn

MGA COORDINATES GDA - 94

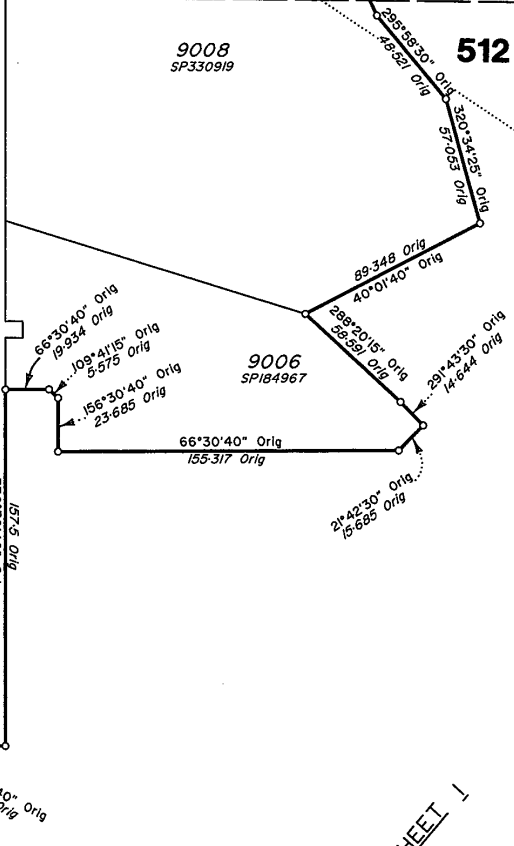
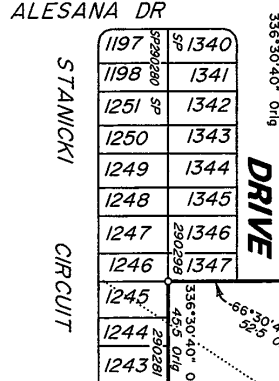
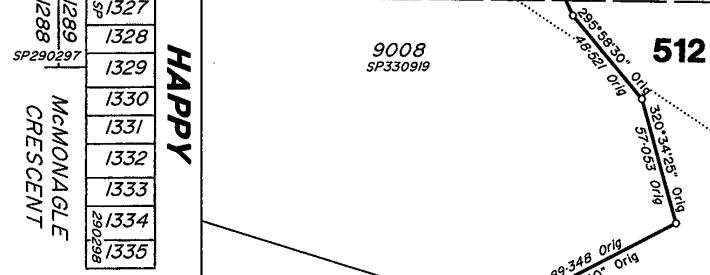
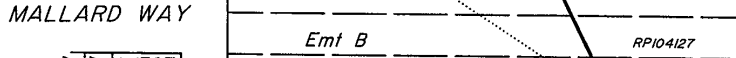
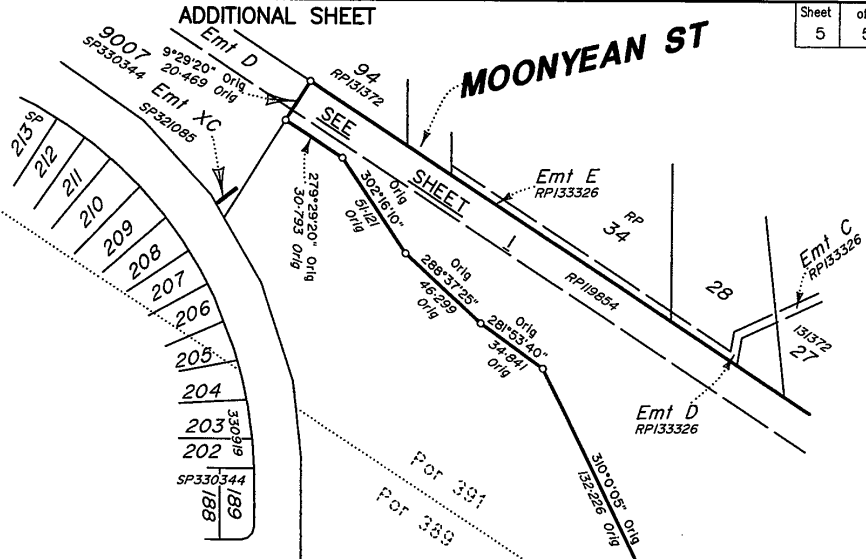
Station	East	North	Zone	P. U.	Lineage	Method	Remarks
PM186712	488910.387	6942534.410	56	0-015	Datum		
PM203355	488906.632	6942747.553	56	0-021	Datum		

REFERENCE MARKS

Stn	To	Bearing	Dist	Origin
5	OPM	65°28'	39.926	59/SP276300
9	Screw in Gully Trap	336°09'30"	3.96	34/15302063
17	O Screw in Kerb	155°20'30"	4.03	124/15302063
21	O Screw in Kerb	141°45'40"	4.031	32/15255522

State copyright reserved.
Insert Plan Number **SP330346**

400891-81311



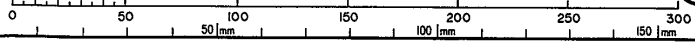
**TABLE A
CREEK POINTS**

BEARING	DISTANCE	
233°12'45"	22.288	Orig
182°44'10"	22.672	Orig
192°39'10"	6.403	Orig
213°06'	16.006	Orig
214°10'10"	20.091	Orig
200°41'25"	20.02	Orig
179°02'20"	21.932	Orig
192°47'10"	20.34	Orig
219°45'40"	24.655	Orig
241°28'40"	9.666	Orig
243°46'	20.34	Orig
249°59'10"	20.881	Orig
215°20'30"	16.926	Orig
167°30'55"	10.8	Orig
168°12'10"	20.254	Orig
188°20'35"	25.08	Orig
215°06'30"	19.03	Orig
261°12'45"	21.291	Orig
253°50'30"	20.5	Orig
249°41'30"	20.224	Orig
250°37'10"	6.083	Orig
231°04'10"	7.603	Orig

**TABLE B
CREEK POINTS**

BEARING	DISTANCE	
201°15'55"	5.6	Orig
177°06'10"	15.214	Orig
200°07'55"	19.983	Orig
211°23'35"	11.806	Orig
222°28'10"	10.44	Orig
213°03'45"	33.408	Orig
282°41'50"	27.586	Orig
250°28'35"	20.396	Orig
236°54'10"	15.394	Orig

Scale 1:2000 Lengths are in Metres



State copyright reserved.
Insert Plan Number **SP330346**

118-158000