

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 & Michael James TOPP, Registered Surveyor, for whose work the corporation accepts responsibility, under the supervision of Alistair BYROM, 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 11/03/2022.

*Alistair Byrom*  
 Delegate  
 15 March 2022  
 Date

**Plan of Lots 202-213, 512 & 9008 (All Restricted)**

Cancelling Lot 512 (Restricted) on SP330344  
 IPSWICH CITY  
 LOCAL GOVERNMENT: COUNCIL LOCALITY: BELLBIRD PARK

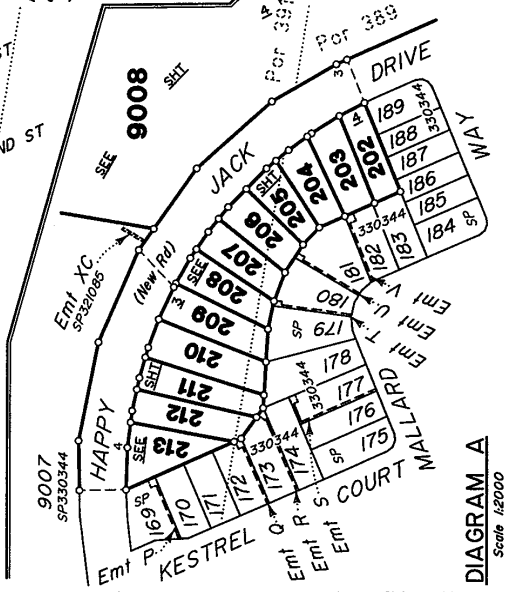
Meridian: MGA ZONE 56 vide SP330344 Survey Records: Yes

Scale: 1:4000  
 Format: STANDARD

**SP330919**

Area of New Road  
 49.39m<sup>2</sup>  
 Original information compiled from  
 SP330344 in the Department of  
 Resources.

For Reference Marks, Permanent Marks & MGA Coordinates Tabulations, See Sheet 6  
 For Reinstatement Report & Physical Feature Boundary Report, See Sheet 2  
 In accordance with Section 3.22 of the Cadastral Survey Requirements, corners have not been marked. For corner marks and reference marks see IS309764  
 Lots 202-213, 9008 & part of Lot 512 and 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 202-213, 9008 & part of Lot 512 and being in Original Portions 389 & 391 is Lot 4 on RP221960.  
 The adjoining subsurface description for part of Lot 512 and being in Original Portion 287 is Lot 387 on S31234.



Sheet 1 of 6

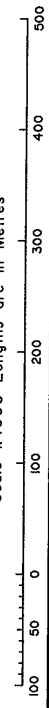


DIAGRAM A  
 Scale 1:2000

400891-81311

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

**722048233**  
EC 400 \$1,961.02  
19/10/2022 13:38:42

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)

Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
5288988	Lot 512 on SP330344	202-213, 512 & 9008	New Road	

**ENCUMBRANCE EASEMENT ALLOCATIONS**

Easement	Lots to be Encumbered
601524381 (Eml B on RP104127)	512
601524382 (Eml D on RP19854)	512
715507213 (Eml TA on SP266371)	512
718045728 (EmIs E & F on SP290294)	512
718045732 (Eml E on SP290294)	512
721527239 (EmIs XP & XQ on SP327507)	512

**MORTGAGE ALLOCATIONS**

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
717028257	202-213, 512 & 9008	

*Eml XB on SP321085 and EmIs XR, XS & XV on SP330344 fully absorbed by New Road*

*EmIs XT & XU on SP330344 to be surrendered 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 SP330344 with no variations.*
- Areas are calculated to 4 decimal points prior to rounding.*

213	Por 391
202, 203	Por 389
204-212 & 9008	Pors 389 & 391
512	Pors 287, 389 & 391
Lots	Orig

2. Orig Grant Allocation:

3. References :  
Dept File :  
Local Govt :  
Surveyor : 400891-B3111

5. Passed & Endorsed :

By: Veris Australia Pty Ltd  
Date: 45/03/2022 AS 12/10/2022  
Signed: *Alastair Byrom*  
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

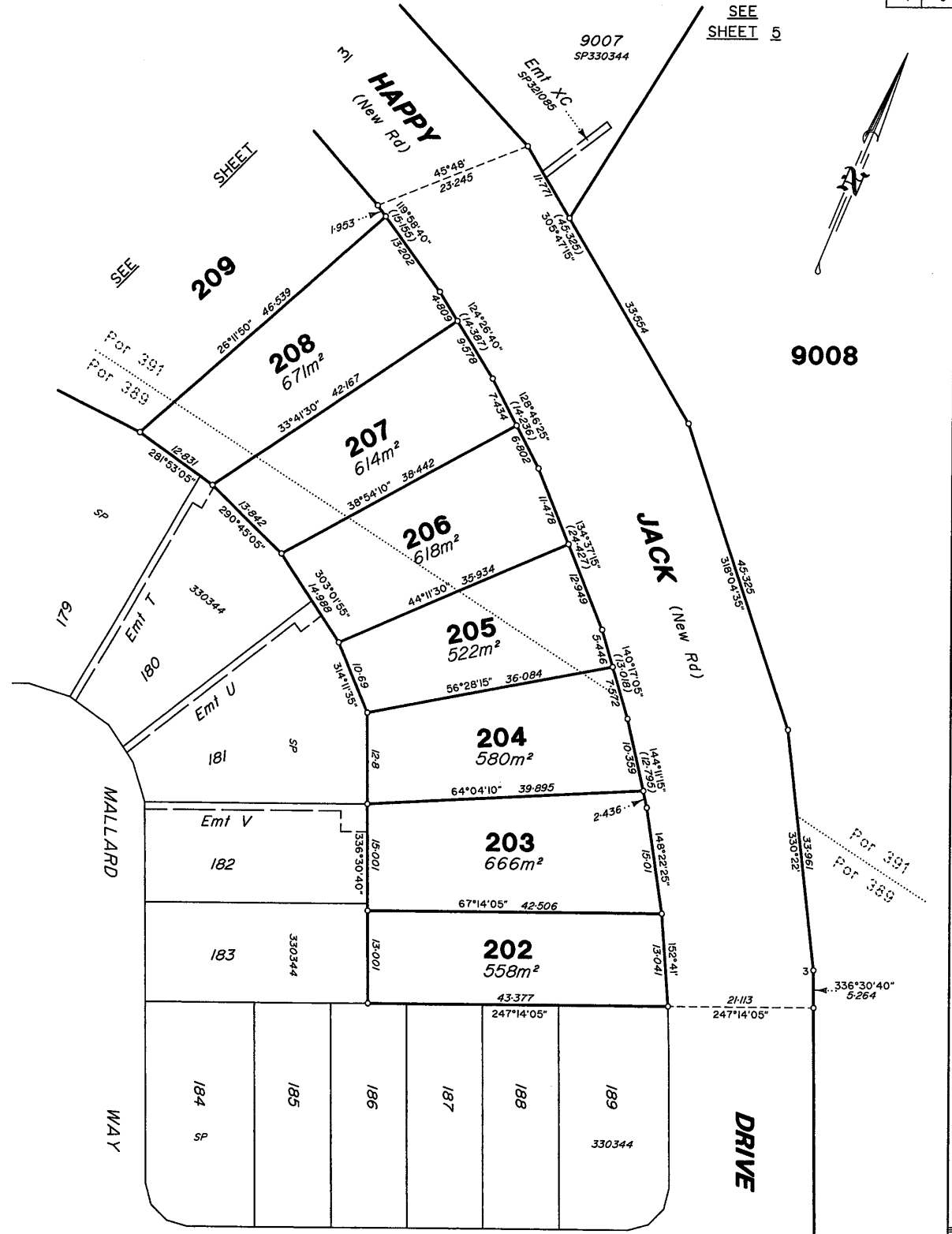
Coastal Surveyor/Delegate \* Date  
~~delete words not required~~

7. Lodgement Fees:

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

8. Insert Plan Number  
SP330919



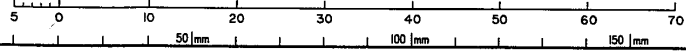


9008

SEE SHEET 5

SEE SHEET 5

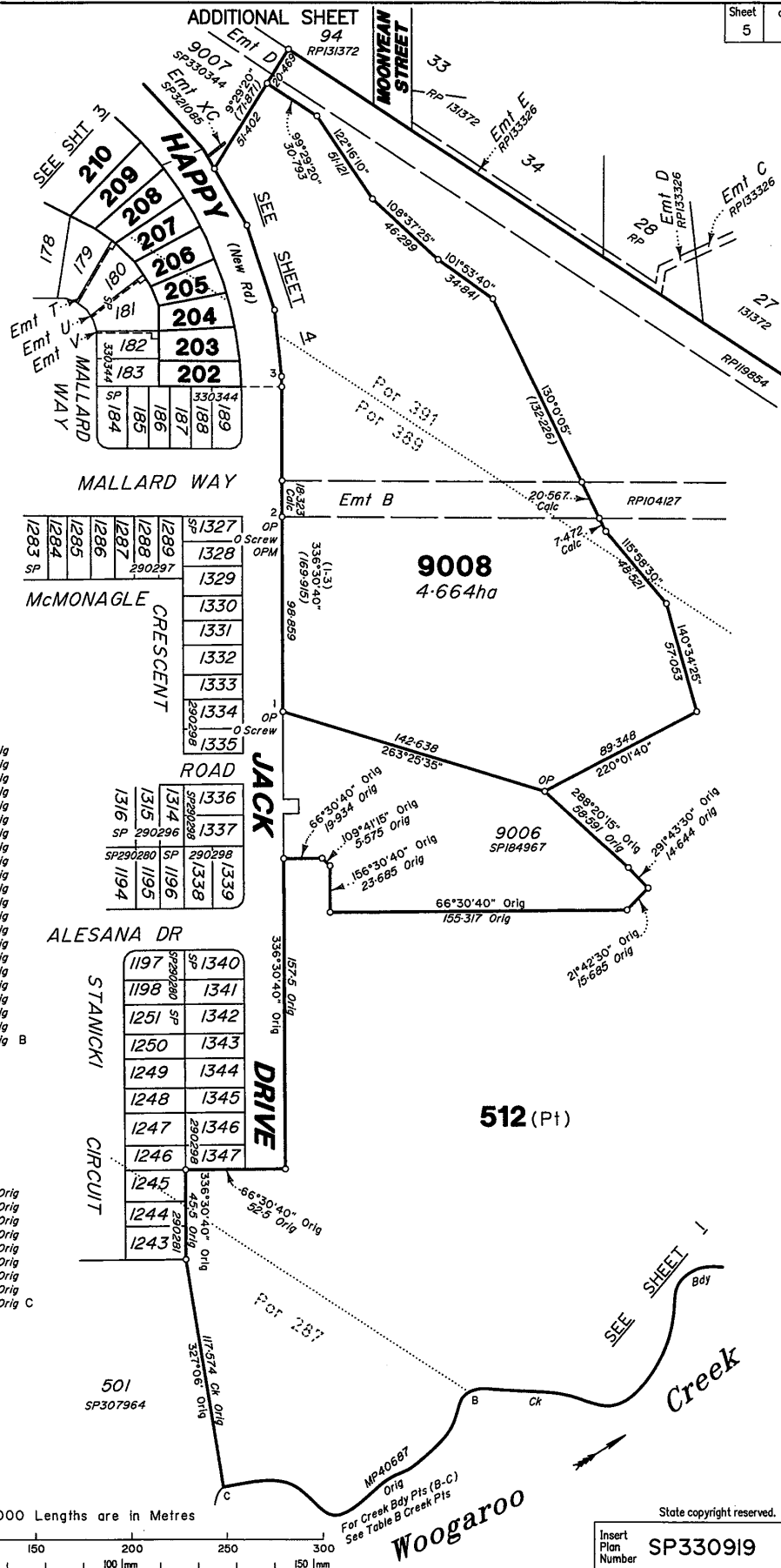
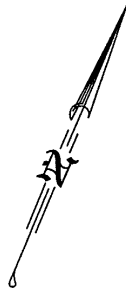
Scale 1:500 Lengths are in Metres



Insert Plan Number SP330919

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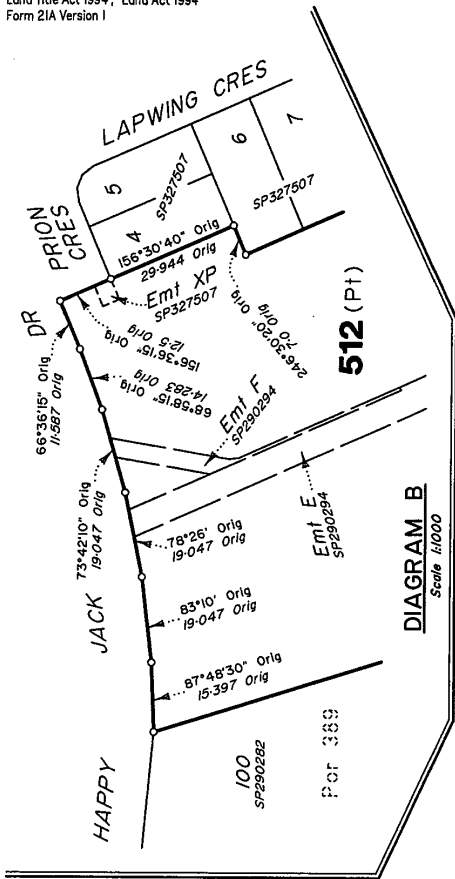


**TABLE A  
CREEK POINTS**

BEARING	DISTANCE	
233°12'45"	22.288	Orig
182°44'10"	22.672	Orig
192°39'10"	6.403	Orig
213°10'6"	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"	20.891	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 B

**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 C



MGA COORDINATES GDA 94

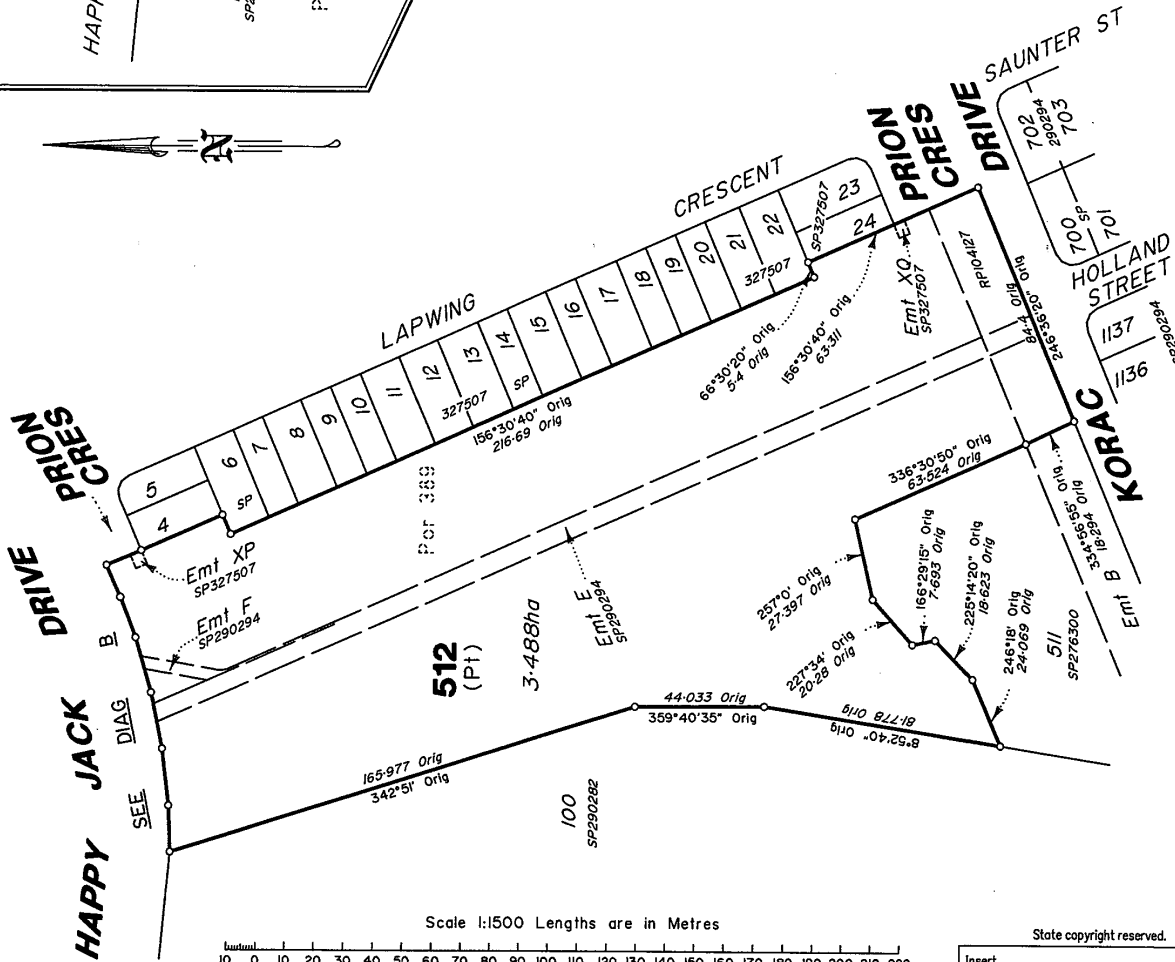
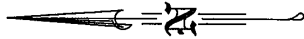
Station	East	North	Zone	P. U.	Lineage	Method	Remarks
PM203359	489329.977	6942896.431	56	0.02	Datum		
PM203394	489061.643	6942812.489	56	0.021	Datum		

PERMANENT MARKS

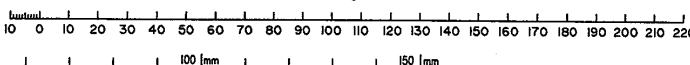
PM	Number	Bearing	Distance	Origin
2	OPM 203394	244°03'08"	335.413	2/SP290298
4	OPM 203358	143°05'54"	278.241	20/1526598   New Conn

REFERENCE MARKS

Stn	To	Bearing	Dist	Origin
1	0 Screw in Conc Path	332°51'40"	29.858	8/SP184967
2	0 Screw in Conc Path	230°10'	2.096	2/1526598



Scale 1:1500 Lengths are in Metres



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Insert Plan Number **SP330919**

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