RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD

Search Copy

R.W. Muir
Registrar-General
of Land

Identifier **1161646**

Land Registration District **North Auckland**

Date Issued 07 November 2024

Prior References
NA1676/3

Estate Fee Simple
Area 118 square metres more or less
Legal Description Lot 4 Deposited Plan 598641
Registered Owners
Ashik Homes Limited

Estate Fee Simple - 1/5 share
Area 131 square metres more or less
Legal Description Lot 6 Deposited Plan 598641
Registered Owners
Ashik Homes Limited

Interests

K64022 Building Line Restriction - 5.12.1957 at 1:30 pm (affects Lot 6 DP 598641)

12726769.3 Mortgage to Basecorp Finance Limited - 12.5.2023 at 4:13 pm

Subject to Section 241(2) Resource Management Act 1991 (affects DP 598641)

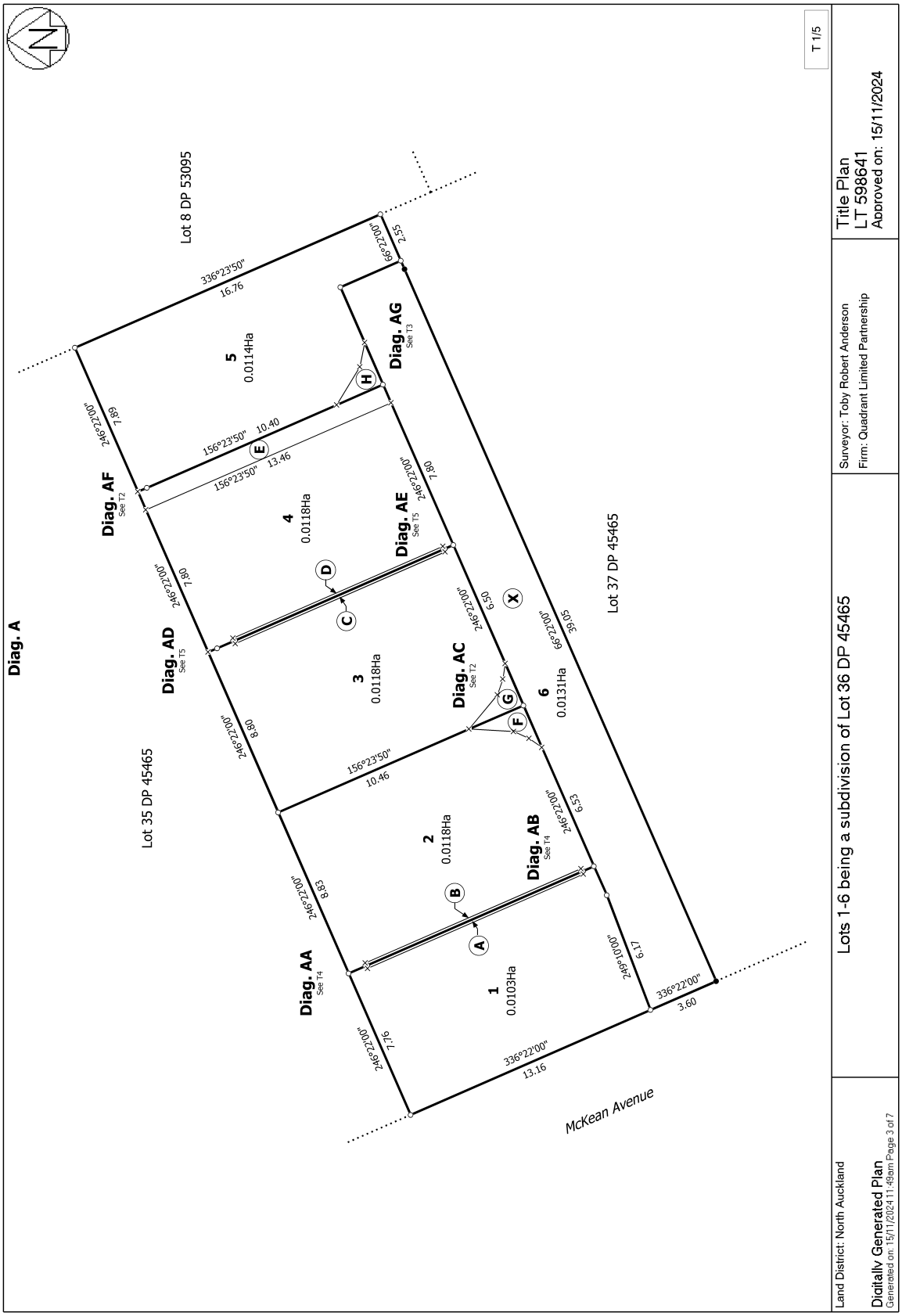
Subject to a party wall right over part Lot 4 DP 598641 marked D and a maintenance right over part Lot 4 DP 598641 marked E all on DP 598641 created by Easement Instrument 13154809.2 - 7.11.2024 at 3:01 pm

Appurtenant to Lot 4 DP 598641 is a party wall right and a right of way created by Easement Instrument 13154809.2 - 7.11.2024 at 3:01 pm

The easements created by Easement Instrument 13154809.2 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right (in gross) to convey telecommunications over part Lot 6 DP 598641 marked X on DP 598641 in favour of Chorus New Zealand Limited created by Easement Instrument 13154809.3 - 7.11.2024 at 3:01 pm

13154809.4 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 7.11.2024 at 3:01 pm (affects Lot 4 DP 598641)


Diag. A
Lot 8 DP 53095
Lot 37 DP 45465
Lot 35 DP 45465
McKean Avenue
Diag. AF
See T2
Diag. AD
See T5
Diag. AA
See T4
Diag. AG
See T3
Diag. AE
See T5
Diag. AC
See T2
Diag. AB
See T4
1
0.0103Ha
2
0.0118Ha
3
0.0118Ha
4
0.0118Ha
5
0.0114Ha
6
0.0131Ha
336°23'50"
16.76
66°22'00"
2.55
246°22'00"
7.89
156°23'50"
10.40
13.46
7.80
6.50
39.05
8.90
10.46
6.53
8.83
6.17
249°10'00"
336°22'00"
3.60
13.16
7.76
A
B
C
D
E
F
G
H
X
T 1/5
Title Plan
LT 598641
Approved on: 15/11/2024
Surveyor: Toby Robert Anderson
Firm: Quadrant Limited Partnership
Lots 1-6 being a subdivision of Lot 36 DP 45465
Land District: North Auckland
Digitally Generated Plan
Generated on: 15/11/2024 11:49am Page 3 of 7