RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
CROSS LEASE
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R.W. Muir
Registrar-General
of Land

Identifier	**NL9C/564**
Land Registration District	**Nelson**
Date Issued	28 August 1991

Prior References
NL9C/384

Estate	Fee Simple - 1/4 share
Area	900 square metres more or less
Legal Description	Lot 1 Deposited Plan 15067

Registered Owners

Kelvin John Gardner, Rosemary Margaret Gardiner and 187 Bridge Trustees 96 Limited

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Estate	Leasehold	**Instrument**	L 310276.1
		Term	999 years computed from 28.8.1991
Legal Description	Flat 1 Deposited Plan 15274		

Registered Owners

Kelvin John Gardner, Rosemary Margaret Gardiner and 187 Bridge Trustees 96 Limited

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Interests

309164.7 Easement Certificate specifying the following easements (affects fee simple)

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Right to drain water, convey electrical energy and convey telephonic communications	Lot 2 Deposited Plan 15067 - CT NL9C/385	C-D DP 15067	Lot 1 Deposited Plan 15067 - herein	
Right of way	Lot 2 Deposited Plan 15067 - CT NL9C/385	E DP 15067	Lot 1 Deposited Plan 15067 - herein	

The right of way specified in Easement Certificate 309164.7 is subject to Section 309(1)(a) Local Government Act 1974

309164.8 Transfer creating the following easement (affects fee simple)

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Drain sewage	Lot 7 Deposited Plan 7377 - CT NL3A/267	A-B DP 15067	Lot 1 Deposited Plan 15067 - herein	

309870.1 Lease of Flat 3 DP 15204 Term 999 years computed from 1.7.1991 Composite CT Nl9C/483 issued (affects fee simple)

309870.2 Lease of Flat 4 DP 15204 Term 999 years computed from 1.7.1991 Composite CT NL9C/484 issued (affects fee simple)

310276.1 Lease of Flat 1 DP 15274 Term 999 years computed from 28.8.1991 Composite CT NL9C/564 issued - 28.8.1991 (affects fee simple)

310276.2 Lease of Flat 2 DP 15274 Term 999 years computed from 28.8.1991 Composite CT NL9C/565 issued - 28.8.1991 (affects fee simple)

Lots 1 & 2 being subdivision of Lot 1 DP 14224 and Pt Sec 46 Suburban South (Pt DP 1559) and easement over Lot 7 DP 7377.

Schedule of Proposed Easements			
Shown	Purpose	Serv. ten.	Dom. ten.
A - B	Right to drain sewage	Lot 7 D.P. 7377	Lot 1 hereon.
C - D	Right to drain water / Right to convey electrical energy / Right to convey telephonic communications	Lot 2 hereon	Lot 1 hereon

Memorandum of Easements			
E	Right of way	Lot 2 hereon	Lot 1 hereon

Total Area. 1726 m2.

Comprised in C.s.T. 55/79, 9A/912 & 3A/267

LAND DISTRICT. Nelson.
Survey Blk. & Dist. III Waimea.
NZMS 261 Sheet N 27 Record Map No.1000/80-28.

TERRITORIAL AUTHORITY Nelson City.
Surveyed by I. & H. Gourdie. 4547
Date October, 1990. Scale 1: 400

DEPOSITED PLAN 15067

Approvals

I, Charles Yates Grant of Nelson Registered Surveyor and holder of an annual practising certificate hereby certify that the buildings shown hereon are erected in the position shown and sited within the boundaries of CsT9C/384, 9C/483 & 9C/484 and the plan is correct.

Dated this ......1977... day of ..August... 197.

....
Registered Surveyor

Areas marked E & F to be subject to restrictive covenants.

Boundaries of areas to be leased are the centres of internal walls (floors and ceilings) and the exterior faces of external wall structures and roofs unless otherwise shown.

Pursuant to Section 3(4) Local Government Act 1974 I, hereby certify that Flat 1 hereon was constructed before 1 April 1979 and was provided with such safeguards against fire as required by the bylaws of the Nelson City Council applying to that date and the construction of Flats 1 & 2 hereon commenced on or after 1 April 1979 and a permit for the construction of the buildings has been issued by the Nelson City Council pursuant to its bylaws.

Dated this ..22nd... day of ..July... 197.

....
Authorised Officer
Nelson City Council

Total Area

Comprised in CsT9C/384, 9C/483 & 9C/484

Registered Surveyor and holder of an annual practising certificate (or who may act as a registered surveyor pursuant to the proviso to section 3(2) of the Surveyors Act 1966) hereby certify that this plan has been made from surveys executed by me or under my directions, that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972.

Dated at ...... this ...... day
of ...... 19 Signature

Field Book p. Traverse Book p.
Reference Plans DP 15067, D P 14224

Examined E.W.Bailey Current

Approved for the purpose of leasing flats only. 22/8/91 Deputy Chief Surveyor

Deposited this 23rd day of August 1991 District Land Registrar

Received 2-8-91

File 15274

L & S FORM N93

LAND DISTRICT NELSON

SURVEY BLK. & DIST. Waimea III

NZMS 261 SHT N27/1000 RECORD MAP No 80·28

FLATS ON LOT 1 DP 15067

TERRITORIAL AUTHORITY	NELSON CITY	
Surveyed by STAIG & SMITH		3772
Scale 1 : 250	Date JULY 91	

MICROBOX

MICROFILM RECORDS (WAIKATO) LTD HAMILTON

SURVEYOR GENERAL, DEPARTMENT OF LANDS AND SURVEY NEW ZEALAND