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**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

Page 1 of 1

VOLUME 08524 FOLIO 529

Security no : 124079226228N
Produced 10/09/2019 10:57 AM

LAND DESCRIPTION

Lot 1 on Title Plan 837433M (formerly known as part of Crown Allotment 12 Section 2 Parish of Modewarre).
Created by instrument A969420 18/05/1960

REGISTERED PROPRIETOR

Estate Fee Simple
Joint Proprietors
 DAVID BARRY WINTER
 JUDITH ALICE WINTER both of 50 CONNIES LANE MODEWARRE 3240
 V835022T 12/01/1999

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

AGREEMENT Section 173 Planning and Environment Act 1987
 V880666A 05/02/1999

DIAGRAM LOCATION

SEE TP837433M FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 50 CONNIES LANE MODEWARRE VIC 3240

DOCUMENT END



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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

Page 1 of 1

VOLUME 10425 FOLIO 957

Security no : 124079226225R
Produced 10/09/2019 10:57 AM

LAND DESCRIPTION

Lot 1 on Title Plan 215632A (formerly known as part of Crown Allotment 12 Section 2 Parish of Modewarre).
PARENT TITLE Volume 08524 Folio 530
Created by instrument V835023Q 12/01/1999

REGISTERED PROPRIETOR

Estate Fee Simple
Joint Proprietors
 DAVID BARRY WINTER
 JUDITH ALICE WINTER both of 50 CONNIES LANE MODEWARRE 3240
 V835023Q 12/01/1999

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

AGREEMENT Section 173 Planning and Environment Act 1987
 V880666A 05/02/1999

DIAGRAM LOCATION

SEE TP215632A FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 50 CONNIES LANE MODEWARRE VIC 3240

DOCUMENT END

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

VOLUME 10454 FOLIO 975

Security no : 124079226227P
Produced 10/09/2019 10:57 AM

LAND DESCRIPTION

Lot 2 on Title Plan 014253E.
Created by Application No. 104986S 19/01/1999

REGISTERED PROPRIETOR

Estate Fee Simple
Joint Proprietors
DAVID BARRY WINTER
JUDITH ALICE WINTER both of 50 CONNIES LANE MODEWARRE
Application No. 104986S 19/01/1999

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE Book 892 No. 300
NATIONAL AUSTRALIA BANK LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

Warning as to Dimensions
Any dimension and connecting distance shown is based on the description of the land as contained in the General Law Title and is not based on survey information which has been investigated by the Registrar of Titles.

AGREEMENT Section 173 PLANNING AND ENVIRONMENT ACT 1987
V880666A 05/02/1999

DIAGRAM LOCATION

SEE TP014253E FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 50 CONNIES LANE MODEWARRE VIC 3240

ADMINISTRATIVE NOTICES

NIL

eCT Control 16089P NATIONAL AUSTRALIA BANK LIMITED
Effective from 22/10/2016

DOCUMENT END

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

VOLUME 10454 FOLIO 974

Security no : 124079226226Q
Produced 10/09/2019 10:57 AM

LAND DESCRIPTION

Lot 1 on Title Plan 014253E.
Created by Application No. 104986S 19/01/1999

REGISTERED PROPRIETOR

Estate Fee Simple
Joint Proprietors
DAVID BARRY WINTER
JUDITH ALICE WINTER both of 50 CONNIES LANE MODEWARRE
Application No. 104986S 19/01/1999

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

Warning as to Dimensions

Any dimension and connecting distance shown is based on the description of the land as contained in the General Law Title and is not based on survey information which has been investigated by the Registrar of Titles.

AGREEMENT Section 173 PLANNING AND ENVIRONMENT ACT 1987
V880666A 05/02/1999

DIAGRAM LOCATION

SEE TP014253E FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 50 CONNIES LANE MODEWARRE VIC 3240

DOCUMENT END



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Document Type	Instrument
Document Identification	V835022T
Number of Pages (excluding this cover sheet)	3
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TRANSFER OF LAND

Section 45 Transfer of Land Act 1958



V835022T
120199 1115 45 \$90

T1
ice

Lodged by: DOYLE CONSIDINE
Name: (052) 22 2277
Phone: 78 Moorabool Street Geelong
Address: HM:DD:980197
Ref.: 749 L
Customer Code:



MADE AVAILABLE / CHANGE CONTROL
Land Titles Office Use Only

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: *(volume and folio reference)*
Certificate of Title Volume 8524 Folio 529

Estate and Interest: *(e.g. "all my estate in fee simple")*
all my estate and interest in fee simple

Consideration:
SEVEN HUNDRED DOLLARS (\$700.00)

Transferor: *(full name)*
BARWON REGION WATER AUTHORITY (as the successor in law to the Geelong Waterworks and Sewerage Trust)

Transferee: *(full name and address including postcode)*
DAVID BARRY WINTER and JUDITH ALICE WINTER of 50 Connies Lane, Modewarre, 3240 as joint proprietors

Directing Party: *(full name)*

SEE ANNEXURE
SHEET PAGE 2
RIK 22/1199

Dated: 21st July 1998

Execution and attestation:
THE COMMON SEAL of BARWON REGION)
WATER AUTHORITY was affixed hereto)
in the presence of:)



[Signature] Member

[Signature] Secretary

Approval No. 571967L ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY

T1



Signed Cust. Code:

Original Transfer of Land
Stamped with: \$10.00
Trn: 393694 23-DEC-1998
Stamp Duty Victoria, RXND

CERTIFICATE UNDER SECTION 101A(2) OF THE WATER ACT 1989

I, DENNIS BRIAN BROCKENSHIRE, the Chief Executive Officer of Barwon Region Water Authority certify that the land referred to in Transfer No.V835022T in the name of Geelong Waterworks and Sewerage Trust is property that has been taken over by the Authority by virtue of an order under section 98 of the Water Act 1989 with effect from the coming into operation of that order.

DATED:

On behalf of Barwon Region Water Authority



.....
Chief Executive Officer

ANNEXURE PAGE

Transfer of Land Act 1958

Approved Form A1
Victorian Land Titles Office

This is page 2 of Approved Form T1 dated 21 July 1998 between
BARWON REGION WATER AUTHORITY and DAVID BARRY WINTER and
JUDITH ALICE WINTER
Signatures of the parties

Panel Heading

Execution and Attestation:

Signed by the Transferees
in the presence of:



Approval No. 002926L

A1



1. If there is insufficient space to accommodate the required information in a panel of the *Approved Form* insert the words "See Annexure Page 2" (or as the case may be) and enter all the information on the Annexure Page under the appropriate panel heading. **THE BACK OF THE ANNEXURE PAGE IS NOT TO BE USED.**
2. If multiple copies of a mortgage are lodged, original Annexure Pages must be attached to each.
3. The Annexure Pages must be properly identified and signed by the parties to the *Approved Form* to which it is annexed.
4. All pages must be attached together by being stapled in the top left corner.



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V880666A

050299 1300 173



DV880666A-1-7

Lodged by HARWOOD ANDREWS
(P.O. Box 42, Geelong)

Form 9.1

APPLICATION BY A RESPONSIBLE AUTHORITY under Section 181 Planning and Environment Act 1987 for ENTRY OF A MEMORANDUM OF AGREEMENT under Section 173 of the Act

Code 2235J

The Responsible Authority under the Winchelsea Planning Scheme having entered into an Agreement with the parties named for the land described requires that a memorandum of the Agreement be entered on the Certificate of Title to the land referred to.

LAND *Now C 10425*
Bm 31/8/97 957
Certificate of title volume 8524 folio 529:
That part of certificate of title volume 8524 folio 530 shown red hatched on the annexed sheet, those parts of crown allotments 12 and 13 section 2 parish of Modewarre referred to in application number AP 104986 S being the land shown red on the annexed sheet marked B

being Pt 10454-974

ADDRESS OF LAND PART OF WURDEE BOLUC OUTLET CHANNEL, MODEWARRE *973*

RESPONSIBLE AUTHORITY SURF COAST SHIRE *12-99*

PLANNING SCHEME Winchelsea Planning Scheme

AGREEMENT DATE BEING AN AGREEMENT BETWEEN DAVID BARRY WINTER AND JUDITH ALICE WINTER AND THE RESPONSIBLE AUTHORITY

A copy of the Agreement is attached to this Application.

Signature for the Responsible Authority

P. A.

Name of Officer: Peter Owen Anderson an officer, authorized on behalf of the Council

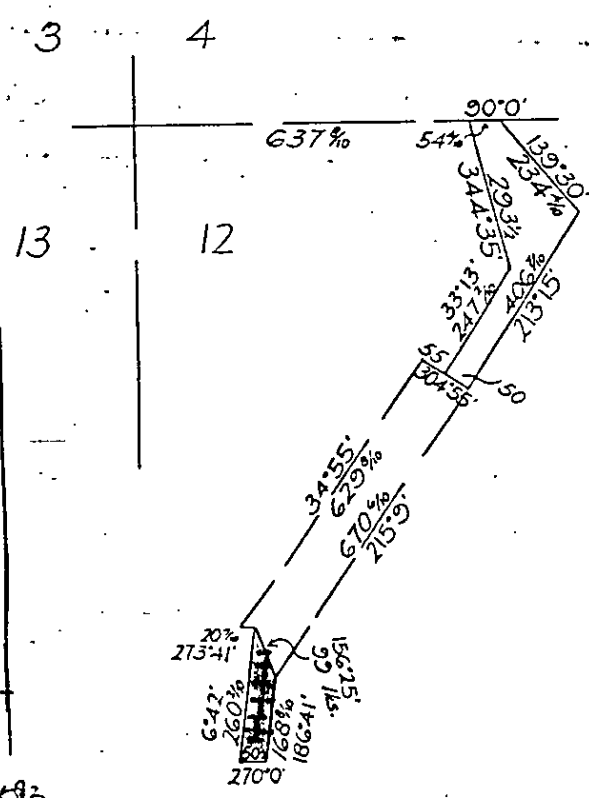
Date: 23rd July 1998

X173 Planning Env Act
O.V. 10425 NA
F.957 (15)
V. 10454 NA
F.974 (15)
19/8/97

1/9/99
28/9/99
1A
F:\ip\rel\73app-bw doc\5 1 - 1\p.7\1398



DV880666A-2-4

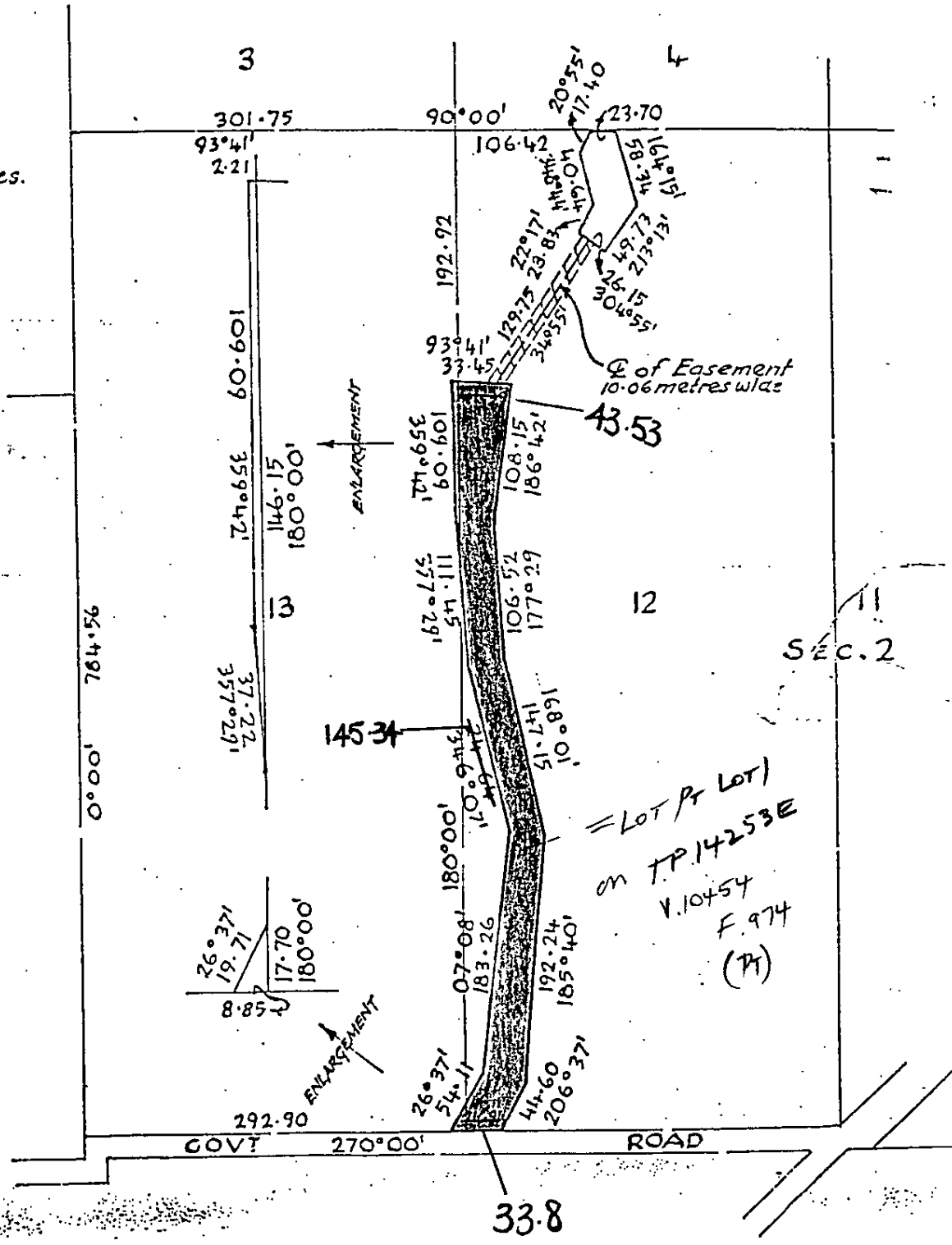


MEASUREMENTS ARE IN LINKS

"B"

No. 186
Blk. 535

N
metres.



DV880666A-3-1



DV880666A-4-9

SURF COAST SHIRE COUNCIL

- and -

DAVID BARRY WINTER & JUDITH ALICE WINTER

SECTION 173 AGREEMENT

HARWOOD ANDREWS LAWYERS

RE: ljp
ljp/re/wint.cov



THIS AGREEMENT is made this *23rd* day of *July* 1998

BETWEEN: SURF COAST SHIRE COUNCIL of 25 Grossmans Road, Torquay in the State of Victoria ("the Council") of the one part and DAVID BARRY WINTER and JUDITH ALICE WINTER both of 50 Connies Lane, Modewarre in the said State ("the owner") of the other part.

WHEREAS:

- A. The owner is purchasing the land described in the Schedule hereto ("the land").
- B. This agreement is entered into in anticipation of and subject to the owner becoming the owner of the land.
- C. The Council in order to reserve to itself appropriate powers and discretions in relation to future developments or redevelopments of the land and adjoining land has imposed a requirement that the owner enters into this agreement under the provisions of section 173 of the Planning and Environment Act 1987 ("the Act") to be registered under section 181 of the Act.

NOW THIS AGREEMENT WITNESSETH:

- 1. Without limiting the operation or effect which this agreement otherwise has the parties hereto acknowledge that this agreement is made pursuant to the provisions of section 173 of the Act and the Council shall pursuant to section 181 of the Act lodge a copy with the Land Titles Office and if any part of the land is General Law land deliver a memorial thereof to the Registrar General.
- 2. The owner covenants and agree with the Council not to erect or cause to be erected placed or brought onto the land or any part of the land any dwelling.
- 3. This agreement shall come to an end when the land has been consolidated with abutting land or as otherwise may be

V880666A
050299 1300 173





permitted by the Council.

- 4. The parties shall do all things necessary (including signing any further agreement acknowledgement or document) to enable the Council to lodge a copy thereof with the Land Titles Office and where the land is General Law land register a memorial thereof with the Registrar General.
- 5. The owner warrants and covenants that:
 - 5.1 the owner is entitled to become the registered proprietor and the beneficial owner of the land;
 - 5.2 there are no mortgages, charges, easements or other encumbrances or any rights held by any person affecting the land not disclosed by the usual searches; and
 - 5.3 the land or any part of it is not subject to any rights attained by adverse possession or subject to any easements, rights, or encumbrances mentioned in section 42 of the Transfer of Land Act 1958.
- 6. The owner shall not sell, transfer, dispose of, assign, convey mortgage or otherwise part with possession of the land or any part thereof without first disclosing to the owner's successors the existence and nature of this agreement.
- 7. The owner shall pay the Council's costs and expenses (as between solicitor and own client) of and incidental to the enforcement of any obligations imposed on the owner for the time being of the land.
 - 8.1 In this agreement where a word or phrase is given a particular meaning, other parts of speech and grammatical forms of the word or phrase have, unless the contrary intention appears, corresponding meanings.
 - 8.2 Whenever herein appearing the word "Council" shall include its successors (including its successors as Responsible Authority) for the planning controls in force in respect of

V880666A
050299 1300 173



the land) in which case any reference to the holder of an office with the Council shall be deemed to be a reference to such office of the successor Responsible Authority as that Responsible Authority may designate.

9.1 The expression "owner" shall be deemed to include the owner's successors, assigns and transferees and the obligations imposed upon and assumed by the owner shall also be binding on the successors, transferees, purchasers, mortgagees, assigns, and any person obtaining possession of the whole or part of the land (hereinafter called the "successors") as if each of those successors had separately executed this agreement.

9.2 Without limiting the operation or effect which this agreement has apart from this sub-clause, the owner shall ensure that the successors of the owner:

9.2.1 give effect to and do all acts and sign all documents as to require them to give effect to this agreement; and

9.2.2 execute under seal a deed agreeing to be bound by the terms of this agreement and thereupon this agreement shall continue as if executed by such successors as well as by the parties hereto and as if the successors' names appeared in each clause in which the name of the owner appears and additional to the names of the owner.

V880666A
050299 1300 173



DV880666A-7-1

EXECUTED AS A DEED.

THE COMMON SEAL of SURF COAST SHIRE COUNCIL)
was affixed hereto in accordance with)
delegated authority dated 17th August 1994)
in the presence of:)

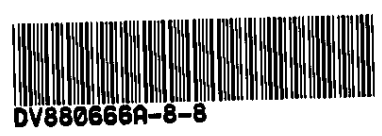


P. A. C. Chief Executive Officer
.....

SIGNED SEALED AND DELIVERED by the said)
DAVID BARRY WINTER in the presence of:)

SIGNED SEALED AND DELIVERED by the said)
JUDITH ALICE WINTER in the presence of:)

V880666A
050299 1300 173



THE SCHEDULE

Certificate of title volume 8524 folio 529.

That part of certificate of title volume 8524 folio 530 as is the southern most parcel of land of the two parcels contained in certificate of title volume 8524 folio 530 which is shown red hatched on the annexed sheet hereto;

Those parts of crown allotments portions 12 and 13 section 2 Parish of Modewarre County of Grant in the State of Victoria more particularly described in conveyance no. 402 Book 819 as are shown red on the annexed sheet hereto coloured red.

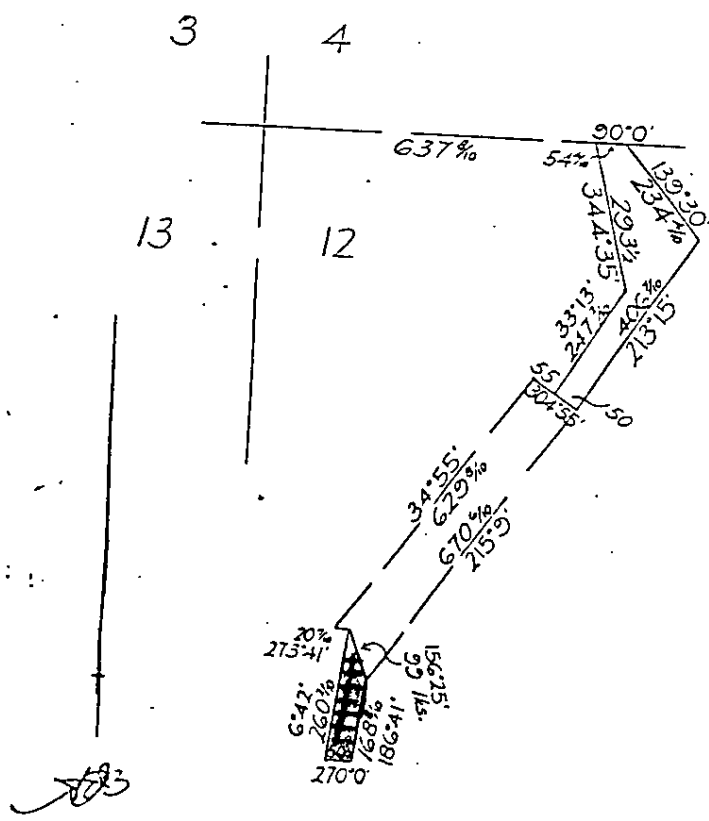
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DV880666A-9-5



DV860666A-10-3



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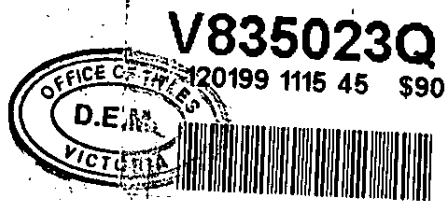
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TRANSFER OF LAND

Section 45 Transfer of Land Act 1958

Lodged by: DOYLE CONSIDINE
Name: (052) 22 2277
Phone: 78 Moorabool Street Geelong
Address: HM:DD:980197
Ref.: 749 L
Customer Code:



MADE AVAILABLE/ CHANGE CONTROL
Land Titles Office Use Only

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: (volume and folio reference) That part of Certificate of Title Volume 8524 Folio 530 as is the southern most parcel of land of the two parcels contained in Certificate of Title Volume 8524 Folio 530 which land is represented on the plan on the annexed sheet hereto coloured red.

Estate and Interest: (e.g. "all my estate in fee simple")
all my estate and interest in fee simple

97V, 8524
F. 530

Consideration:
SIX HUNDRED AND SIXTY DOLLARS (\$660.00)

BAL.

[Signature] 1/2/99

Transferor: (full name)
BARWON REGION WATER AUTHORITY (as the successor in law to the Geelong Waterworks and Sewerage Trust)

Transferee: (full name and address including postcode)
DAVID BARRY WINTER and JUDITH ALICE WINTER of 50 Connies Lane, Modewarre, 3240 as joint proprietors

Directing Party: (full name)

Dated: 21st JULY 1998

Execution and attestation:

THE COMMON SEAL of BARWON REGION)
WATER AUTHORITY was hereto affixed)
in the presence of:)



[Signature] Member

[Signature] Secretary

Approval No. 571967L

ORDER TO REGISTER

STAMP DUTY USE ONLY

T1

Please register and issue title to
THE LAND TO LODGING PARTY
& RETURN C/T 161.8524 FOL. 530 TO
LODGING PARTY ANDREWS

Signed Cust. Code:

[Signature] 2235J

Original Transfer of Land
Stamped with: \$10.00
Trn: 393693 23-DEC-1998
Stamp Duty Victoria, PXND



ANNEXURE PAGE

Transfer of Land Act 1958

Approved Form A1
Victorian Land Titles Office

This is page 2 of *Approved Form T1* dated 21st July 1998 between

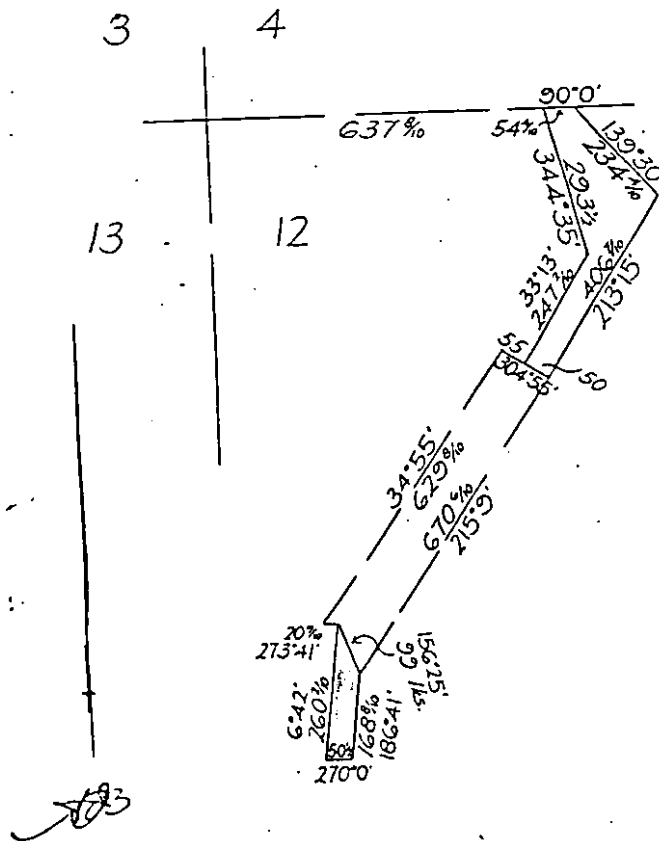
BARWON REGION WATER AUTHORITY and **DAVID BARRY WINTER** and
Signature of **DAVID BARRY WINTER**

Panel Heading

Execution and Attestation:

Signed by the Transferees
in the presence of:

[Handwritten signatures]



MEASUREMENTS ARE IN LINKS

Approval No. 002926L

A1



1. If there is insufficient space to accommodate the required information in a panel of the *Approved Form* insert the words "See Annexure Page 2" (or as the case may be) and enter all the information on the Annexure Page under the appropriate panel heading. **THE BACK OF THE ANNEXURE PAGE IS NOT TO BE USED.**
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TITLE PLAN	EDITION 1	TP 837433M
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Location of Land

Parish : MODEWARRE
 Township : -
 Crown Allotment: 12 (PT)
 Section : 2
 Crown Portion : -
 Base record : DCMB
 Last Plan Reference : -
 Derived From : VOL.8524 FOL.529

Depth Limitation : NIL

Notations

ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN

Description of Land/ Easement Information

THIS PLAN HAS BEEN PREPARED BY
 LAND REGISTRY, LAND VICTORIA FOR
 TITLE DIAGRAM PURPOSES

COMPILED: Date 25/08/05
 VERIFIED: A. DALLAS
Assistant Registrar of Titles

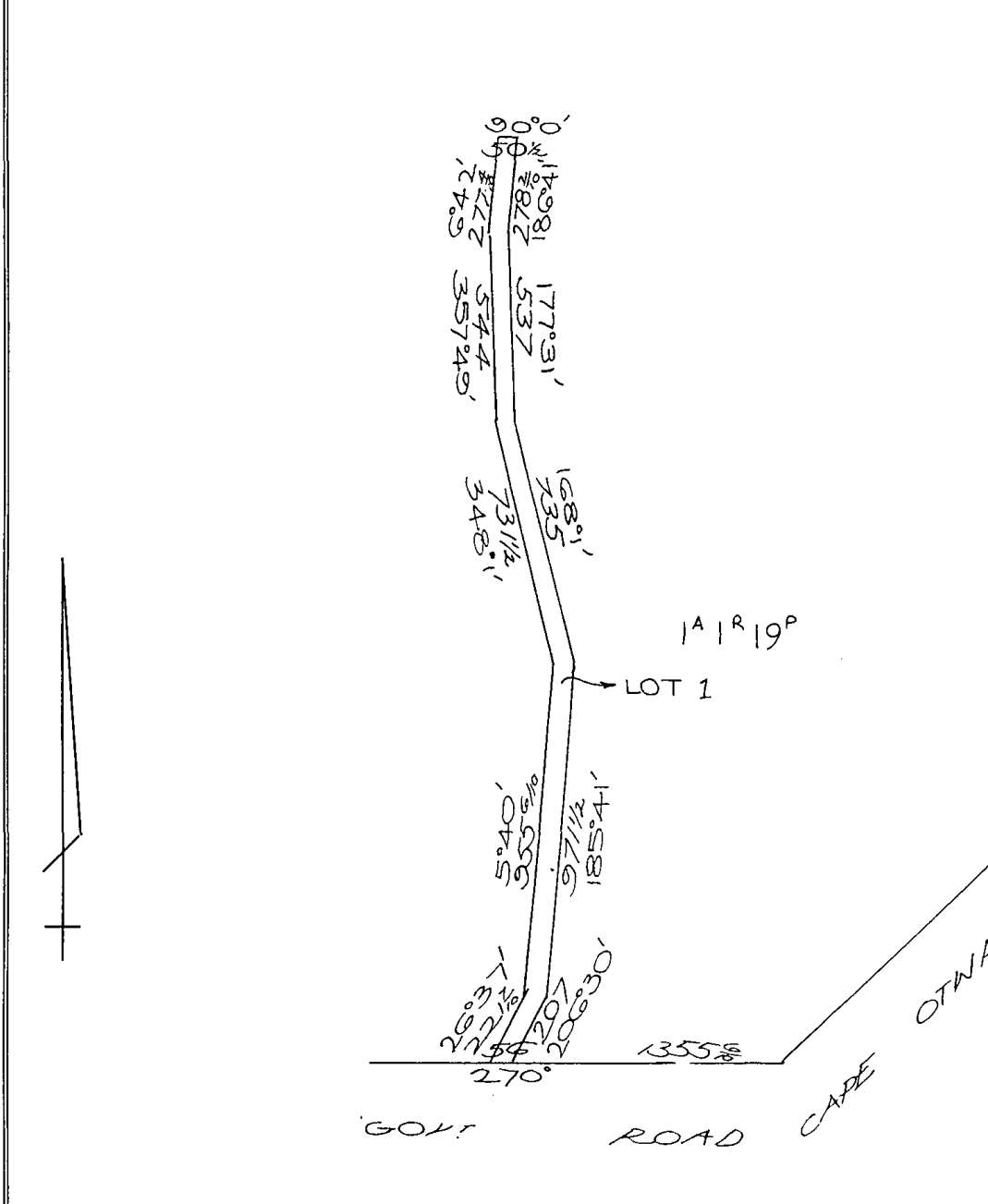


TABLE OF PARCEL IDENTIFIERS
WARNING: Where parcels are referred to or shown on the Title Plan this does Not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
LOT 1 = C.A. 12 (PT) SECTION 2



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Document Type	Plan
Document Identification	TP215632A
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TITLE PLAN		EDITION 1	TP 215632A
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Location of Land

Parish: MODEWARRE
 Township:
 Section: 2
 Crown Allotment: 12(PT)
 Crown Portion:

Last Plan Reference:
 Derived From: VOL 10425 FOL 957
 Depth Limitation: NIL

Notations

ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN

Description of Land / Easement Information

all that piece of

land in the Parish of Modewarre being part of Crown Allotment 12 Section 2 which land is shown enclosed by continuous lines on the map hereon TOGETHER WITH the water supply easement over the land shown marked A-1 set out in Grant of Easement Book 669 No. 369

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT

COMPILED: 11/11/1999
 VERIFIED: BH

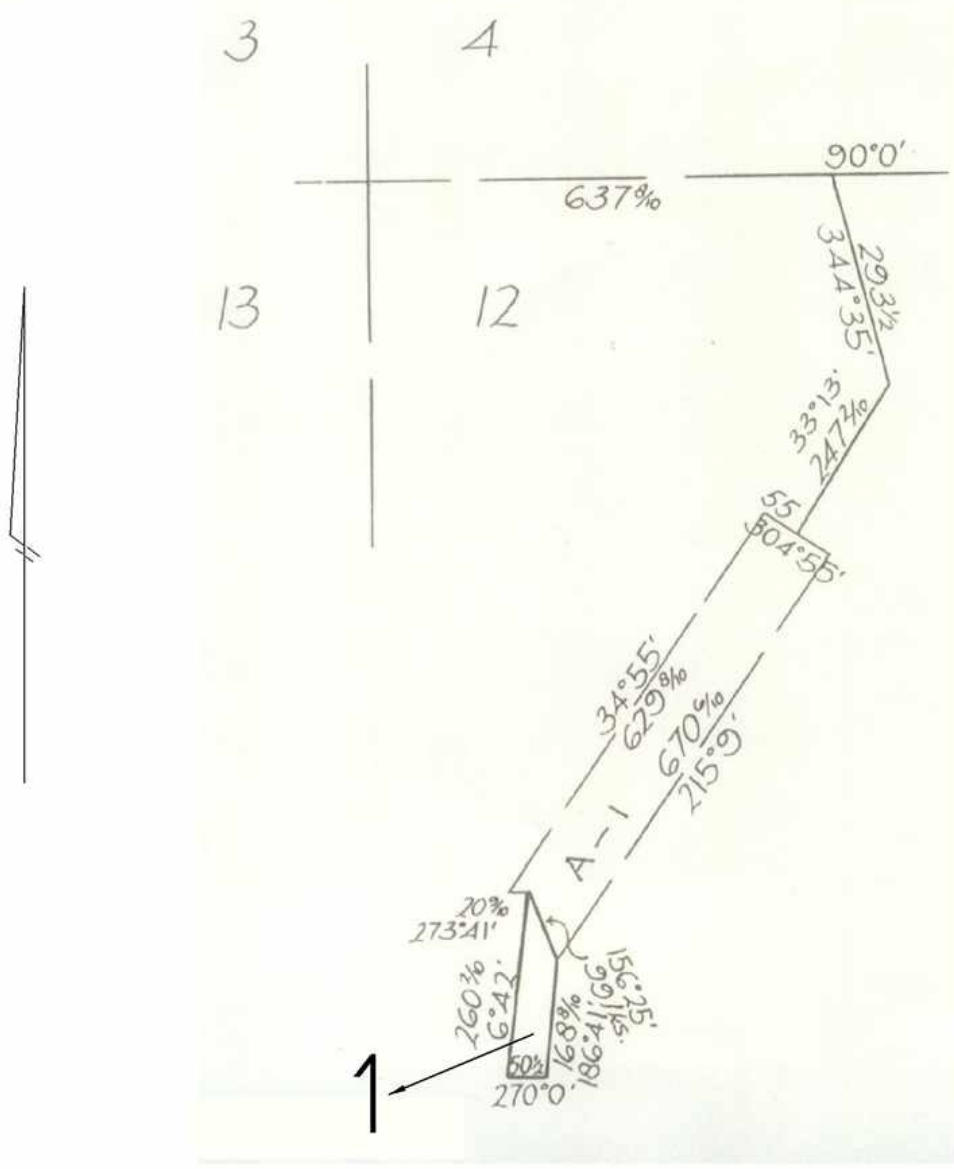


TABLE OF PARCEL IDENTIFIERS
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
PARCEL 1 = CA 12 (PT)



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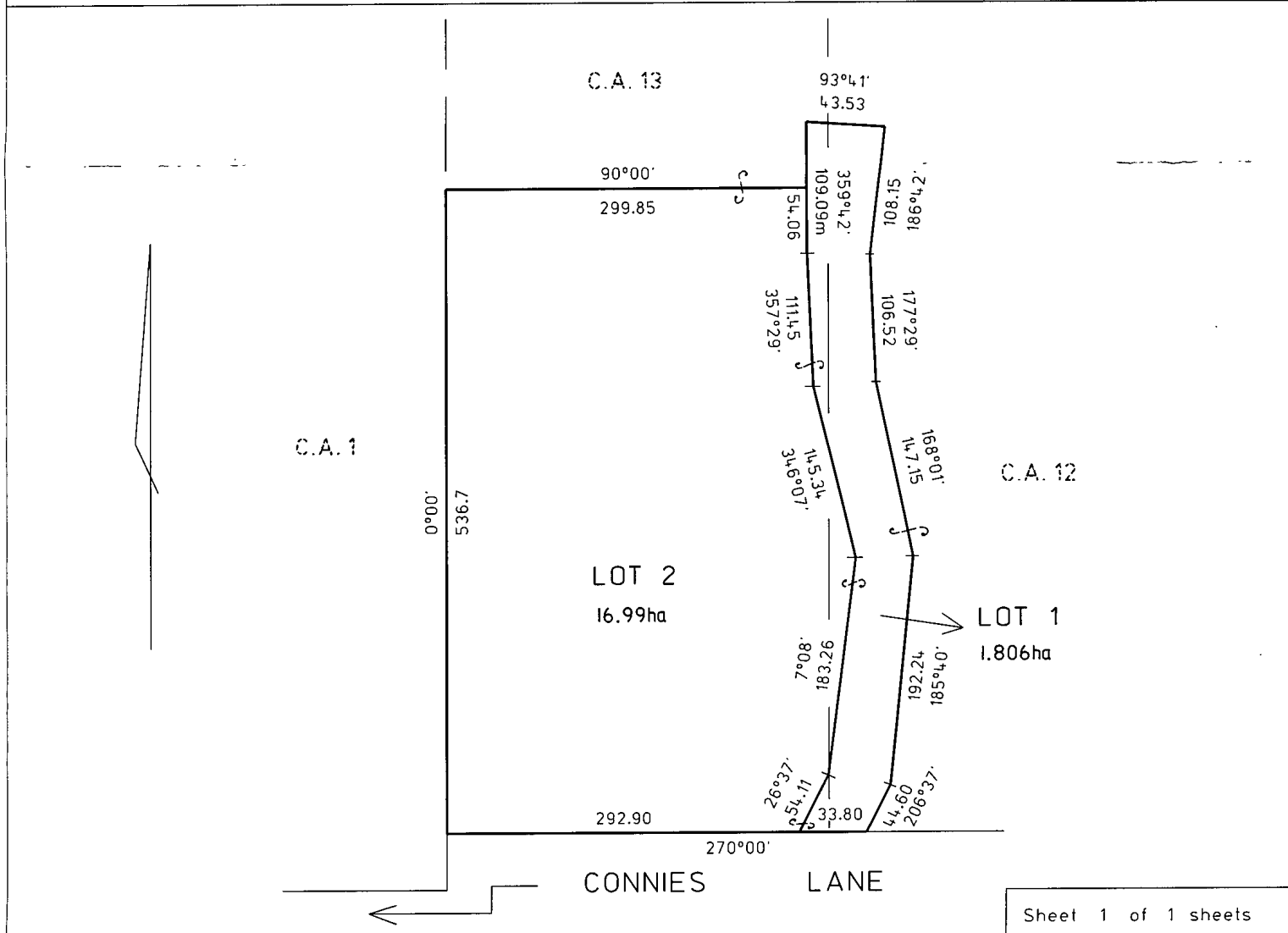
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TITLE PLAN	EDITION 1	TP14253E
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<p style="text-align: center;">LOCATION OF LAND</p> <p>PARISH : MODEWARRE TOWNSHIP : SECTION : 2 CROWN ALLOTMENT : 12 (PART) & 13 (PART) CROWN PORTION : LTO BASE RECORD : SDMB-C (RURAL) LAST PLAN REFERENCE : TITLE REFERENCE : DEPTH LIMITATION : NIL</p>	<p style="text-align: center;">NOTATIONS</p> <p>Warning as to dimensions</p> <p>Any dimension and connecting distance shown is based on the description of the land as contained in the General Law Title and is not based on survey information which has been investigated by the Registrar of Titles.</p>
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EASEMENT INFORMATION					THIS PLAN HAS BEEN PREPARED BY LAND REGISTRY, LAND VICTORIA FOR TITLE DIAGRAM PURPOSES Checked by <i>[Signature]</i> Date 6 / 7 / 99 Assistant Registrar of Titles
Easement Reference	Purpose / Authority	Width (Metres)	Origin	Land benefitted / in favour of	
NIL					
Legend : A - Appurtenant E : Encumbering Easement R : Encumbering Easement (Road)					



Sheet 1 of 1 sheets

NOT TO SCALE LENGTHS ARE IN METRES	SHEET SIZE A3	APPLICATION No. : <div style="border: 1px solid black; padding: 2px; display: inline-block; width: 100%;">AP104986S</div> DEALING CODE No.: 14
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