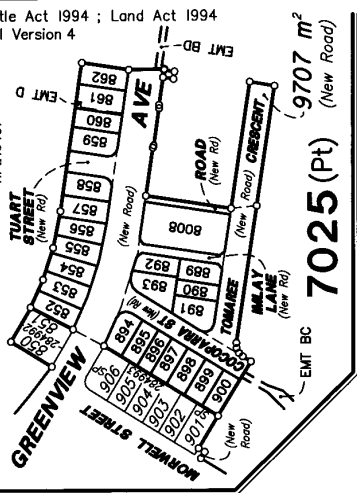


FINAL 116052-35 (MDW/IPW)

Land Title Act 1994 ; Land Act 1994
Form 21 Version 4

DIAGRAM A
Not to Scale



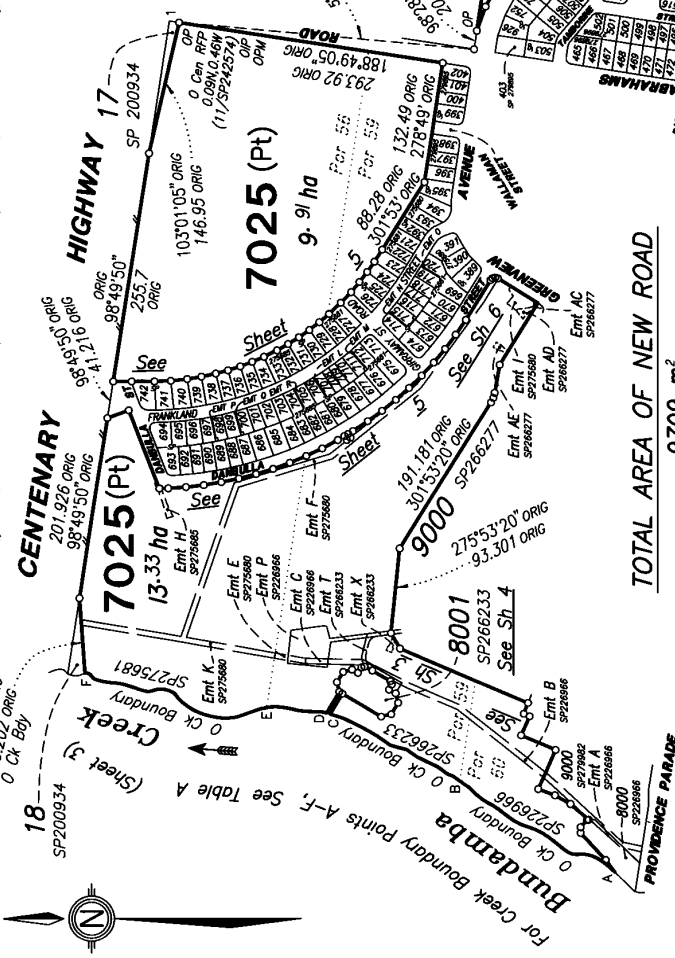
For details of lots 852-862 & Easement D, See Sheet 8.
For details of lots 889-900 & 8008 See Sheet 9.

SURVEY PLAN

Subsequent new plan of survey under Section 113 of the Survey and Mapping Infrastructure Act 2003.

STN	TO	BRG	DIST	REMARKS
1	OIP	215°04'35"	1.962	11/S242514
40	OIP	97°53'	1.122	8/S252964
66	OIP	187°00'05"	2.771	13/SP200925

Lots 852-862, 889-900, 8008 & those parts of Lot 7025 created on this plan and being in original Portion 58 (East of Abrahams Road) are restricted to the depth of 30.48 metres from the surface as defined by S151855.



TOTAL AREA OF NEW ROAD
9709 m²

For Survey Report See Sheet 10.

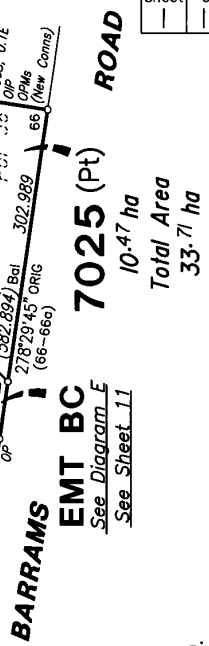
Peg placed at all new corners unless shown otherwise.

Original information compiled from SP226966, SP266233, SP275681 & SP284992 in the Department of Natural Resources and Mines.

For Permanent Marks, MGA Coordinates and Meridian Table, See Sheet 7.

Reinstatement report not required as all boundaries of the subject land have been reinstated from existing monuments and dimensions agree with previous surveys.

Additional reference marks to be placed following road construction (See I5182293).



TOTAL AREA
33.71 ha

Sheet	of
1	1

RPS Australia East Pty Ltd (ACN 140 292 762) hereby certify that the land comprised in this plan was surveyed by the corporation, by Damian James JNG, surveying associate, for whose work the corporation accepts responsibility, under the supervision of Robin Gene ANDERSON, 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 24/04/2017.

... R.J. Anderson ... Authorised Delegate
... 26/4/2017 ... Date

PLAN OF
LOTS 852 - 862, 889-900, 8008,
7025 (Restricted), EASEMENT D IN LOT 861
AND EASEMENTS BC & BD IN LOT 7025
Cancelling Lot 7022 on SP284992 (Restricted)

LOCAL GOVERNMENT: IPSWICH CITY LOCALITY: SOUTH RIPLEY

Meridian: MGA (Zone 56) Wide Meridian Table (Sheet 7) Survey Records: NO

Scale: 1 : 5000
Format: STANDARD



SP289803

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

718172377

\$2818.00
25/07/2017 11:38

BE 400 NT

5. Lodged by

131B
COOPER GRACE WARD LAWYERS
GPO Box 834, BRISBANE Q 4001
T: 07 3231 2444 REF: NCS:10180804

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

1. Certificate of Registered Owners or Lessees.

1/We **DALESWAN PTY LTD**
ACN 105 650 075

(Names in full)

*as Registered Owners of this land agree to this plan and dedicate the Public Use Land as shown hereon in accordance with Section 50 of the Land Title Act 1994.

*as Lessees of this land agree to this plan.

Signature of *Registered Owners *Lessees

Daleswan Pty Ltd A.C.N. 105 650 075 by its Attorney
Marcus Roy Ford / Neil Lindsay Hawthorne
under Power of Attorney No. 717540767 who declares
that he has received no notice of revocation of the
Power of Attorney.

* Rule out whichever is inapplicable

2. Planning Body Approval.

IPSWICH CITY COUNCIL
as Delegate
hereby approves this plan in accordance with the:

Economic Development Act 2012

Dated this **15th** day of **July 2017**

J Adams
CITY PLANNER

[Signature]
Deputy Mayor

* Insert the name of the Planning Body.
Insert designation of signatory or delegation

% Insert applicable approving legislation.

3. Plans with Community Management Statement :

CMS Number :
Name :

4. References :

Dept File :
Local Govt : **40/15/J**
Surveyor : **116052-ST17A**

6. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
51073144	Lot 7022 on SP284992	852-862, 889-900, 8008 & 7025	New Road	Easements BC, BD & D

Easement	Lots to be Encumbered
716178072 (Emt B on SP226966)	7025
716178072 (Emt C on SP226966)	7025
716178072 (Emt P on SP226966)	7025
716178130 (Emt T on SP266233)	7025
716178132 (Emt T on SP266233)	7025
716178132 (Emt X on SP266233)	7025
716413723 (Emt AC on SP266277)	7025
716413723 (Emt AD on SP266277)	7025
716413723 (Emt AE on SP266277)	7025
717184369 (Emt E on SP275680)	7025
717184369 (Emt F on SP275680)	7025
717184364 (Emt I on SP275680)	7025
717184369 (Emt K on SP275680)	7025
717184468 (Emt H on SP275685)	7025
717615887 (Emt D on SP284993)	7025

Administrative Advice	Lots to be Encumbered
712590427 (Vegetation Notice)	852-862, 889-900, 8008 & 7025

Mortgage	Lots fully Encumbered
717538570	852-862, 889-900, 8008 & 7025

Easement E on SP284992 (717682932) fully absorbed by New Road.

9. 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

Authorized Delegate _____ Date _____
Cadastral Surveyor/Director
delete words not required

852-862, 889-900, 8008	Por 58
7025	Pors 56, 58, 59 & 60
Lots	Orig

7. Orig Grant Allocation :

8. Passed & Endorsed :

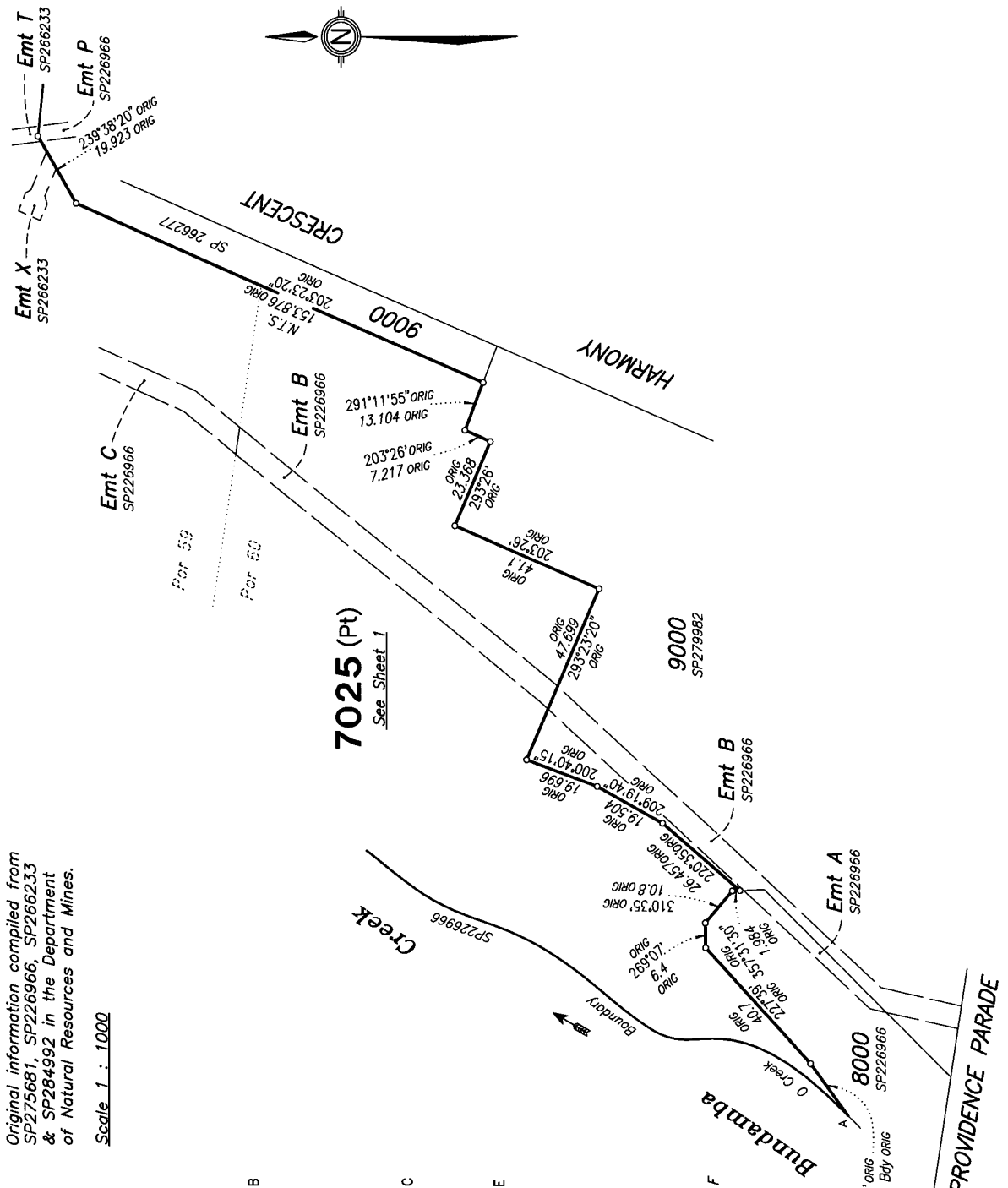
By : **RPS Australia, East Pty Ltd**
Date : **4/4/17, 4/4/17, 26/4/17**
Signed : *Ry Anderson*
Designation : **Cadastral Surveyor**

10. Lodgement Fees :

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

11. Insert Plan Number

SP289803



Original information compiled from SP275681, SP226966, SP266233 & SP284992 in the Department of Natural Resources and Mines.

Scale 1 : 1000

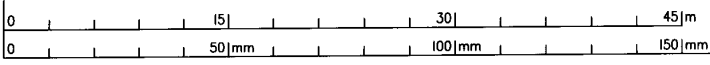
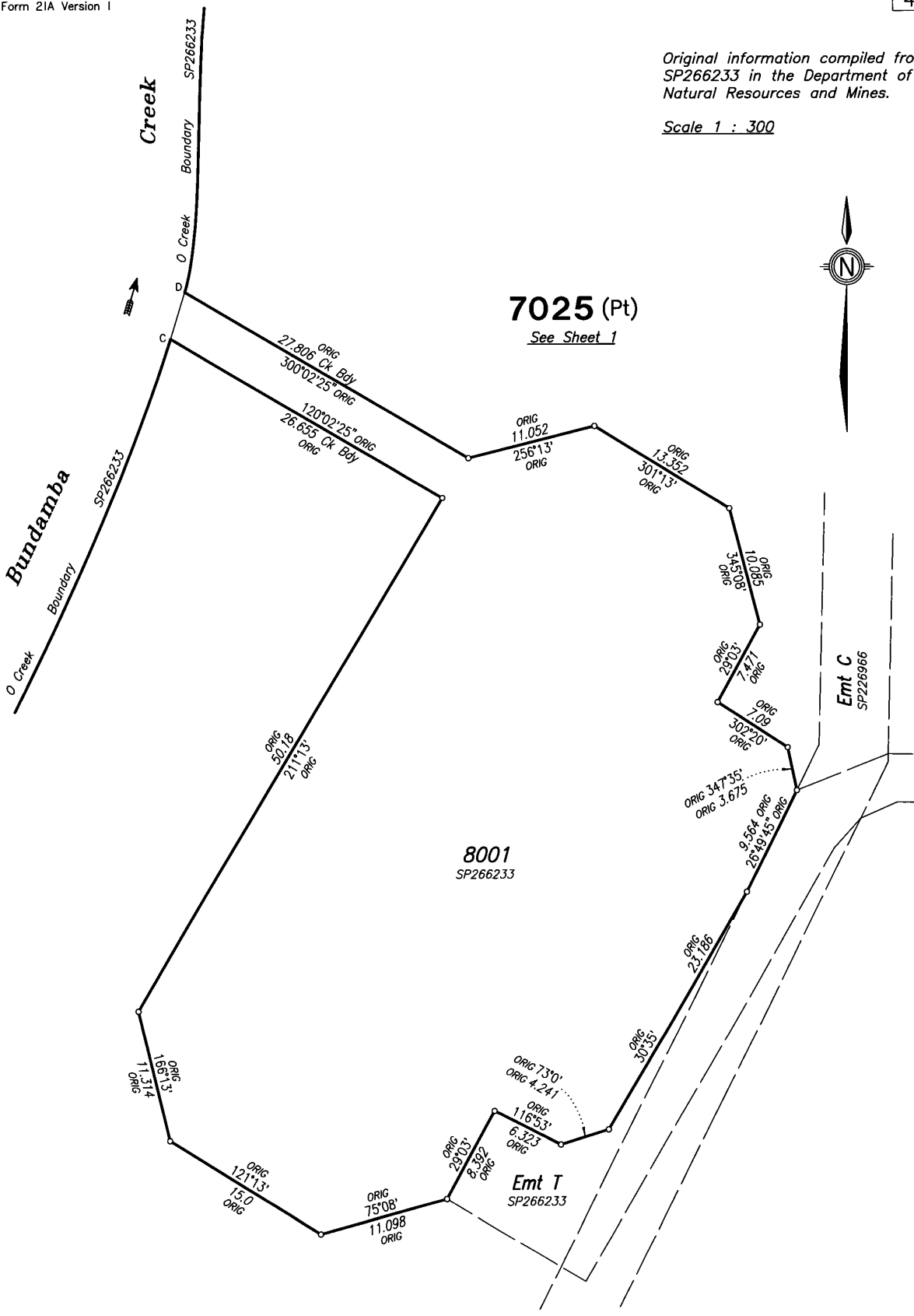
TABLE A CREEK POINTS	
BRG	DIST
45°02' ORIG	23.48 ORIG
15°13' ORIG	20.32 ORIG
334°30' ORIG	12.2 ORIG
43°03' ORIG	29.9 ORIG
31°50' ORIG	22.1 ORIG
13°10' ORIG	21.3 ORIG
42°18' ORIG	26.717 ORIG
23°0' ORIG	13.6 ORIG
37°34' ORIG	16.5 ORIG
55°10' ORIG	6.2 ORIG
33°22' ORIG	10.2 ORIG
37°03' ORIG	6.029 ORIG
37°03' ORIG	8.791 ORIG
20°44' ORIG	5.5 ORIG
36°02' ORIG	13.0 ORIG
26°10' ORIG	27.6 ORIG
35°48' ORIG	13.1 ORIG
15°17' ORIG	19.2 ORIG
35°50' ORIG	17.95 ORIG
29°50' ORIG	18.5 ORIG
25°24' ORIG	28.76 ORIG
17°35' ORIG	10.161 ORIG
17°35' ORIG	4.773 ORIG
359°08' ORIG	23.05 ORIG
19°52' ORIG	14.7 ORIG
5°40' ORIG	17.5 ORIG
347°29' ORIG	7.552 ORIG
347°29' ORIG	8.648 ORIG
339°57'20" ORIG	23.77 ORIG
350°48' ORIG	10.6 ORIG
9°0' ORIG	28.2 ORIG
21°0' ORIG	7.3 ORIG
36°50' ORIG	26.6 ORIG
55°0' ORIG	4.8 ORIG
13°0' ORIG	22.8 ORIG
346°35' ORIG	8.2 ORIG
17°30' ORIG	26.7 ORIG
11°26' ORIG	35.1 ORIG
51°0' ORIG	4.78 ORIG
27°0' ORIG	5.84 ORIG
343°45' ORIG	1.413 ORIG

0 50m 100m 150m

State copyright reserved.
Insert Plan Number **SP289803**

Original information compiled from
SP266233 in the Department of
Natural Resources and Mines.

Scale 1 : 300



State copyright reserved.

Insert Plan Number **SP289803**

FINAL 116052-35 (MDW/EPW)

Land Title Act 1994 ; Land Act 1994
Form 21A Version 1

ADDITIONAL SHEET

Sheet of
5 11

Original information compiled from
SP284992 in the Department of
Natural Resources and Mines.

Scale 1 : 1000

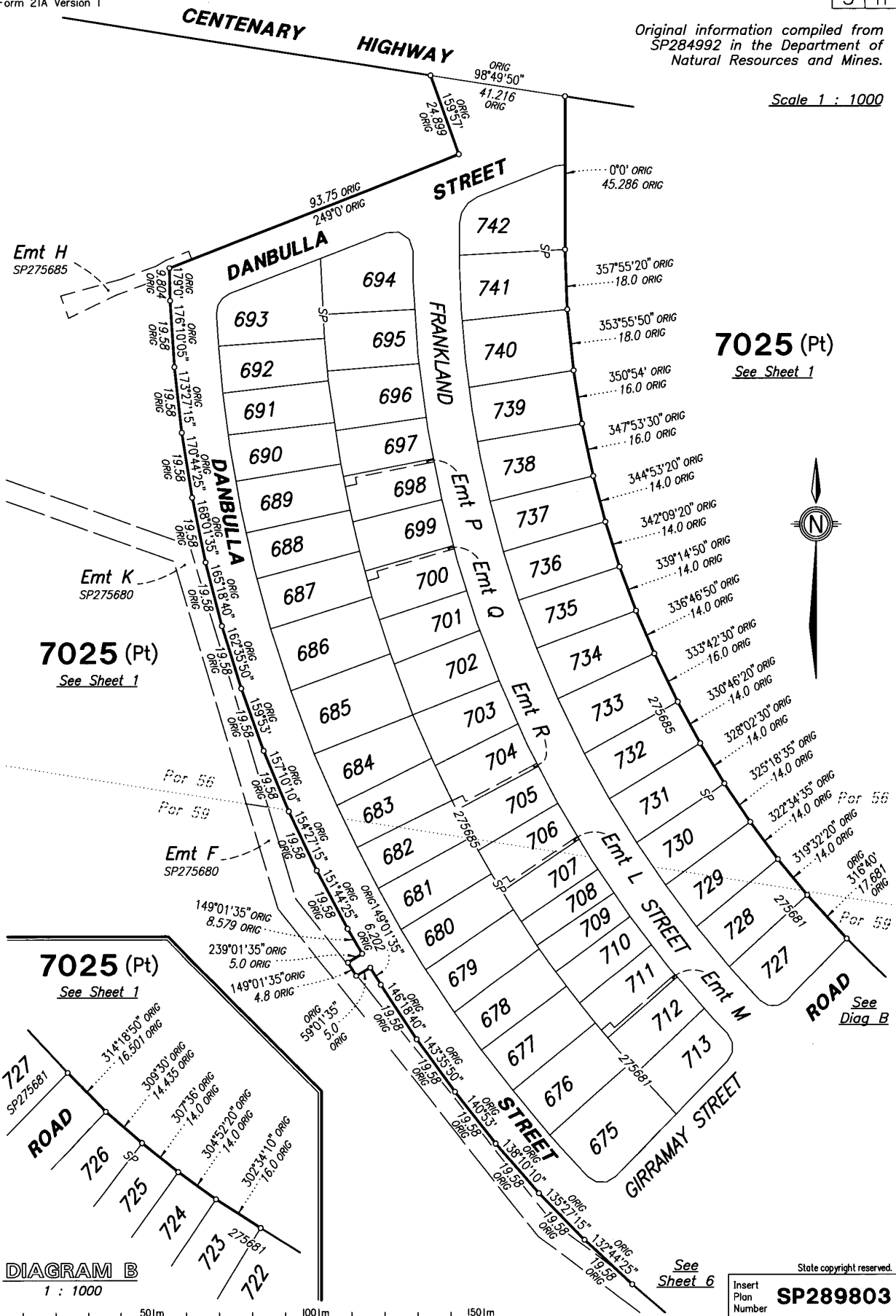


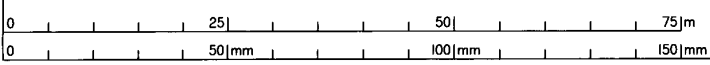
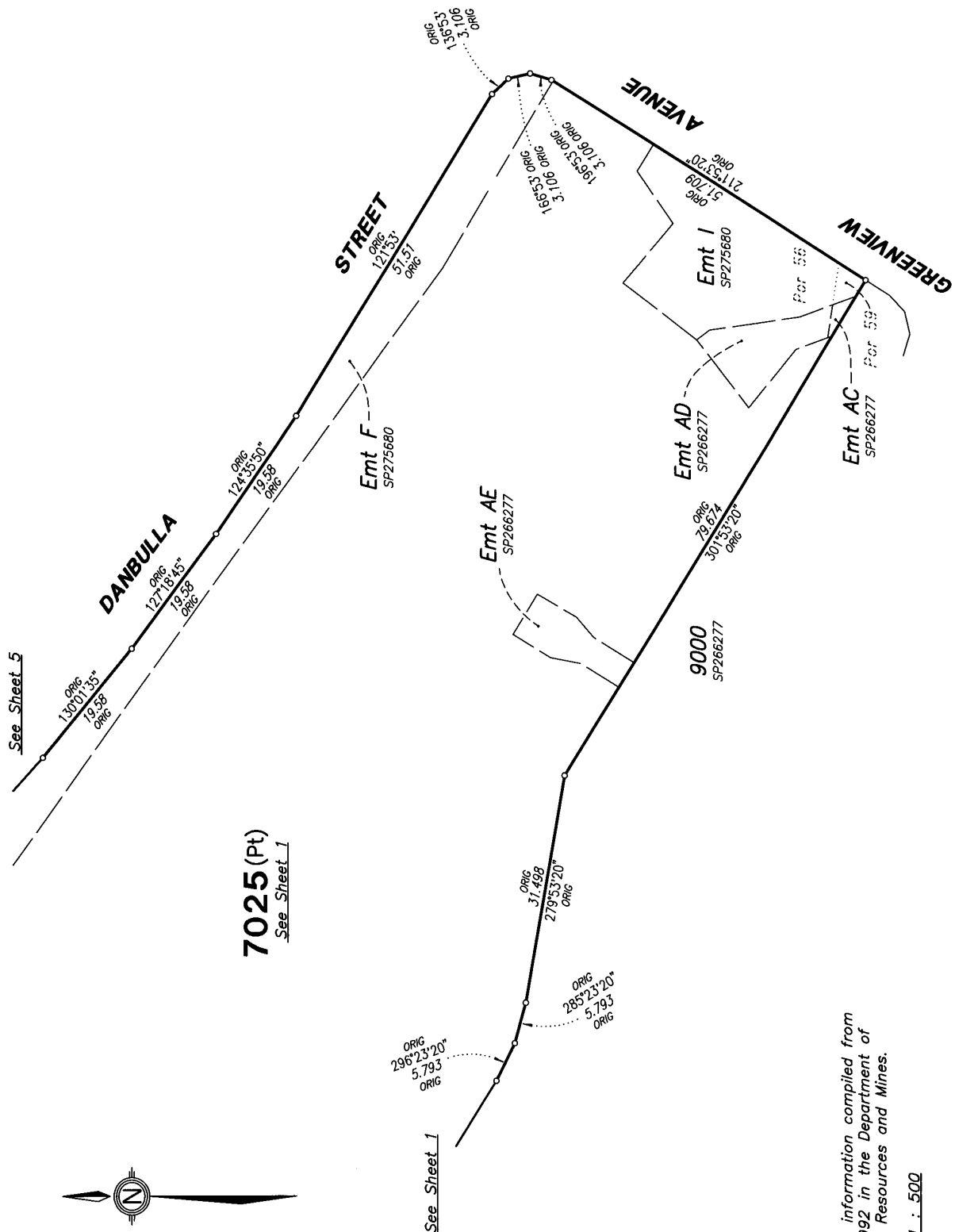
DIAGRAM B
1 : 1000

0 50m 100m 150m

See Sheet 6

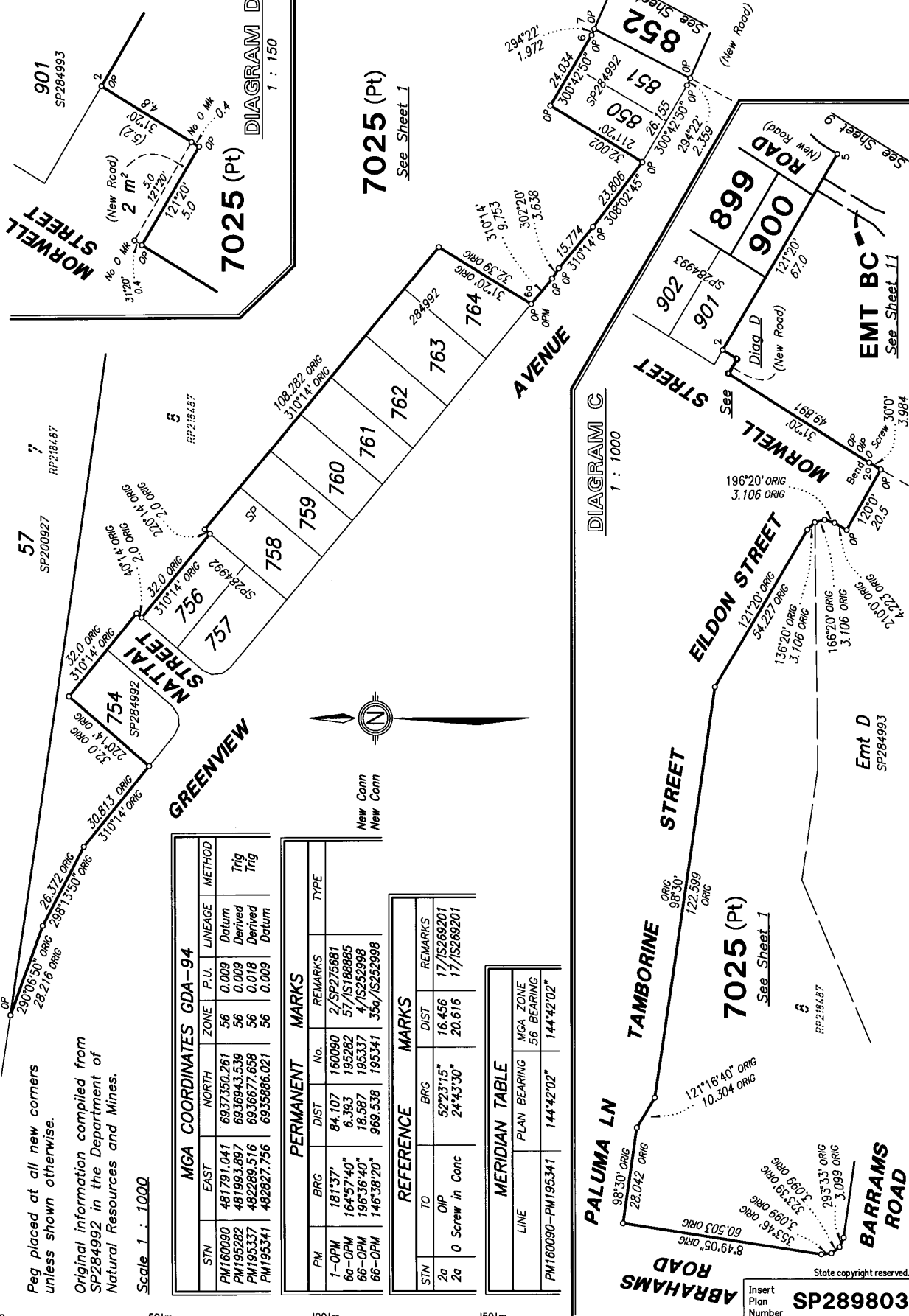
State copyright reserved.

Insert Plan Number
SP289803



Original information compiled from
SP284992 in the Department of
Natural Resources and Mines.
Scale 1 : 500

State copyright reserved.
Insert Plan Number **SP289803**



Peg placed at all new corners unless shown otherwise.

Original information compiled from SP284992 in the Department of Natural Resources and Mines.

Scale 1 : 1000

MGA COORDINATES GDA-94

STN	EAST	NORTH	ZONE	P. U.	LINAGE	METHOD
PM160090	481791.041	6937350.261	56	0.009	Datum	Trig
PM195282	481983.897	6936943.539	56	0.018	Derived	Trig
PM195337	482289.516	6936877.658	56	0.009	Datum	
PM195341	482827.756	6935886.021	56	0.009	Datum	

PERMANENT MARKS

PM	BRG	DIST	No.	REMARKS	TYPE
1-OPM	181°37'	84.107	160090	2/SP275681	
6a-OPM	164°57'40"	6.393	195282	57/IS188885	
6b-OPM	196°36'40"	18.587	195337	4/IS252998	
6c-OPM	146°38'20"	969.538	195341	35a/IS252998	

REFERENCE MARKS

STN	TO	BRG	DIST	REMARKS
2a	OIP	52°23'15"	16.456	17/IS269201
2a	O Screw in Conc	24°43'30"	20.616	17/IS269201

MERIDIAN TABLE

LINE	PLAN BEARING	MGA ZONE	BEARING
PM160090-PM195341	144°42'02"	56	144°42'02"

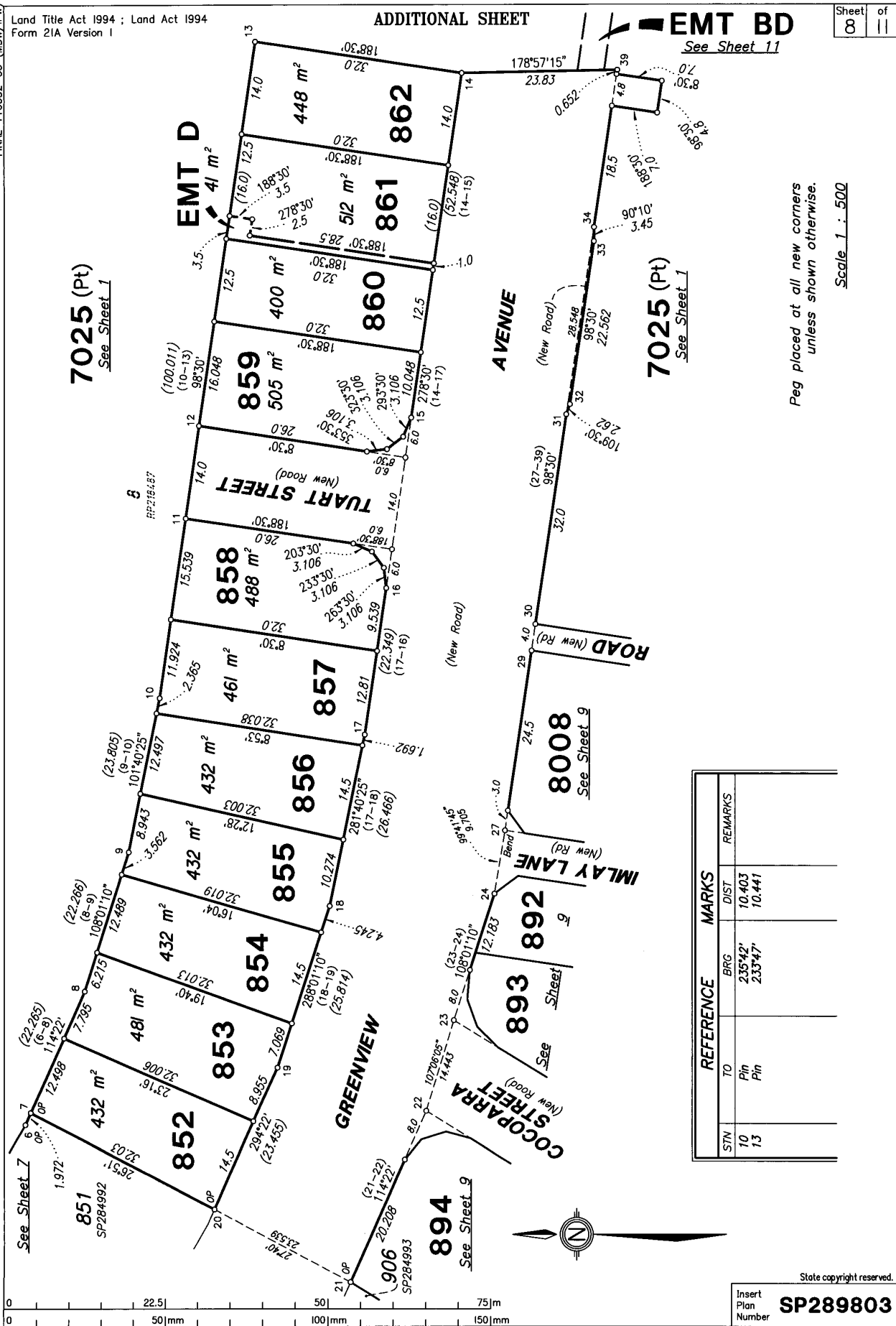


New Conn
New Conn

30869830
SP28980

Insert Plan Number

Scale copyright reserved.



7025 (Pt)
See Sheet 1

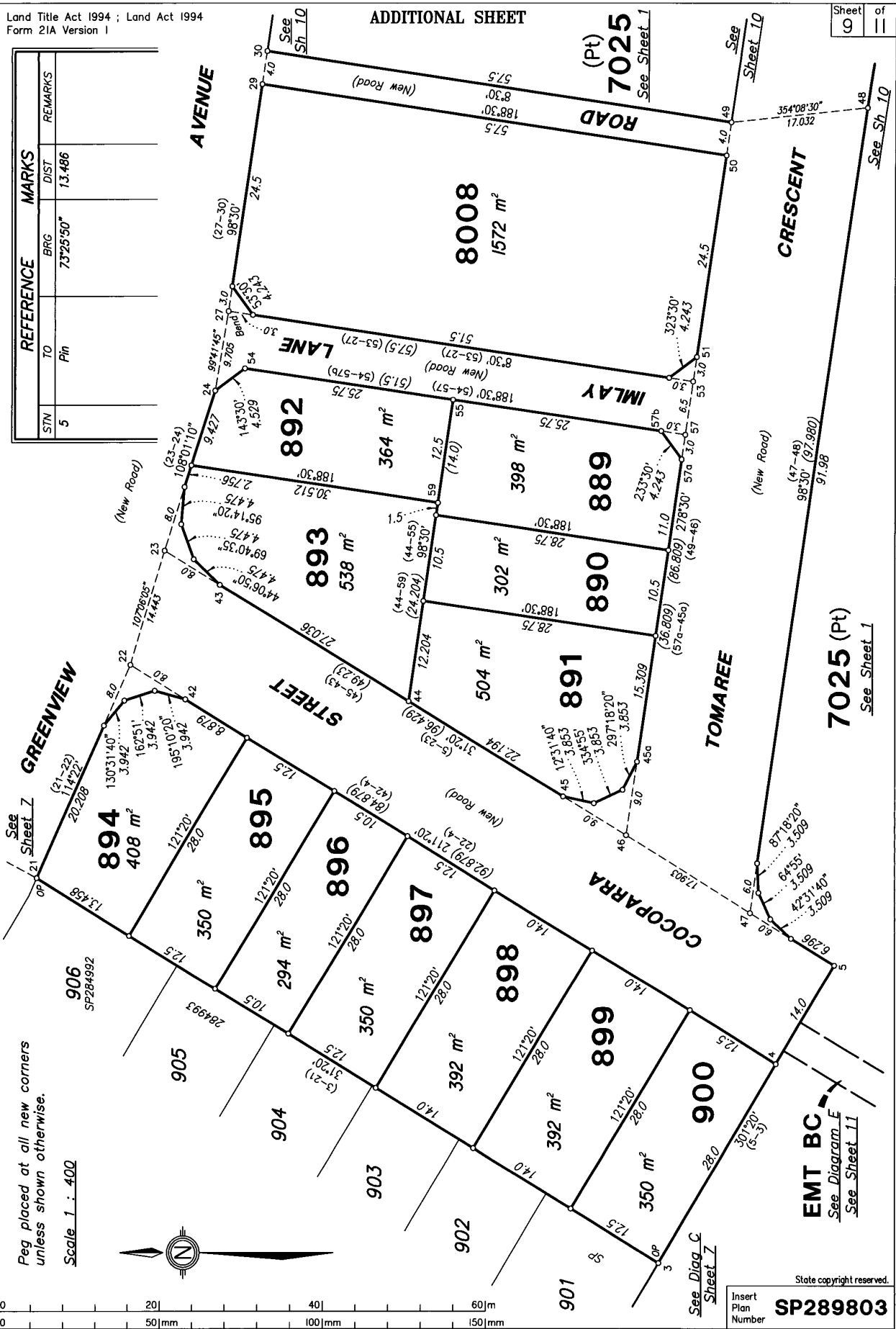
7025 (Pt)
See Sheet 1

Peg placed at all new corners
unless shown otherwise.
Scale 1 : 500

REFERENCE		MARKS		REMARKS
STN	TO	BRG	DIST	
10	Pin	235°42'	10.403	
13	Pin	233°47'	10.441	

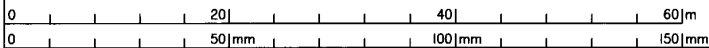
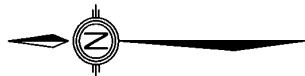
State copyright reserved.
Insert Plan Number **SP289803**

STN	TO	BRG	DIST	REMARKS
5	Pin	73°25'50"	13.486	



Peg placed at all new corners unless shown otherwise.

Scale 1 : 400



Sheet 10 of 11

ADDITIONAL SHEET

7025 (Pt)
See Sheet 1

CRESCENT

AVENUE

GREENVIEW STREET

IMLAY LANE

COCOPARRA STREET

TOMAREE

EMT BC
See Diagram E
See Sheet 11

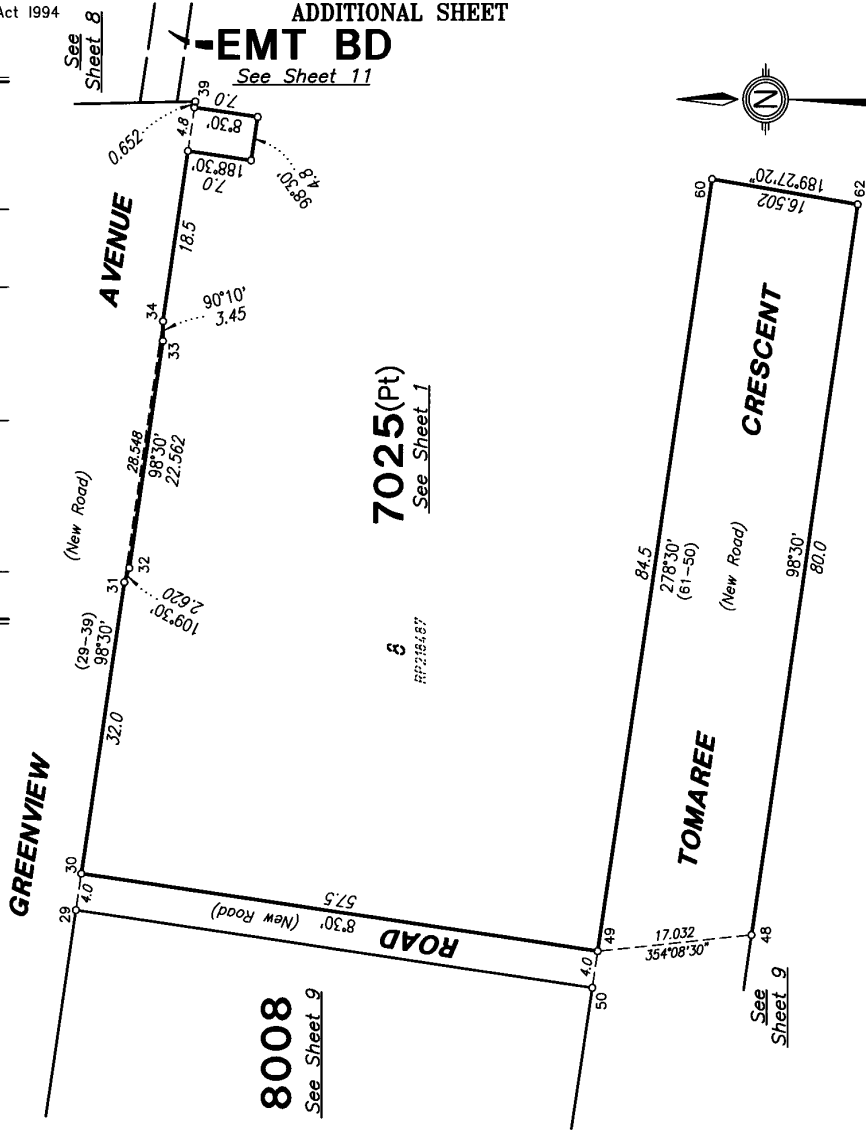
State copyright reserved.

Insert Plan Number SP289803

STN	TO	BRG	DIST	REMARKS
62	Pin	239°59'40"	33.171	

Peg placed at all new corners unless shown otherwise.

Scale 1 : 500



SURVEY REPORT

Subsequent new plan of survey of a non-tidal boundary (watercourse) s. 113 Survey and Mapping Infrastructure Act 2003 (SMIA) Compiled from registered and authoritative information s. 112 SMIA

(So far as it relates to A-B)
Part of this plan is compiled from SP226866 which was a first new plan of survey in relation to the relevant length (A-B) of the non-tidal boundary pursuant to s. 108 of the Surveying and Mapping Infrastructure Act 2003.
On the first new plan of survey, the top of high bank was adopted as the boundary. Between station A-B the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP226866 as the original plan of survey.

Definition of non-tidal watercourse boundary
The boundary of the subject land is the top of the high bank adopted on SP226866.

Compiled plan
• The location of the boundary at law on SP289803 is consistent with the location of the boundary depicted on SP226866. This has been confirmed by site inspection.
• The plan is a compiled plan of survey and satisfies requirements in s.112 of the SMIA and standard 4.9.2 of the Cadastral Survey Requirements.

Subsequent new plan of survey of a non-tidal boundary (watercourse) s. 113 Survey and Mapping Infrastructure Act 2003 (SMIA) Compiled from registered and authoritative information s. 112 SMIA

(So far as it relates to B-E)
Part of this plan is compiled from SP266233 which was a first new plan of survey in relation to the relevant length (B-E) of the non-tidal boundary pursuant to s. 108 of the Surveying and Mapping Infrastructure Act 2003.
On the first new plan of survey, the top of high bank was adopted as the boundary. Between station B-E the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP266233 as the original plan of survey.

Definition of non-tidal watercourse boundary
The boundary of the subject land is the top of the high bank adopted on SP266233.

Compiled plan
• The location of the boundary at law on SP289803 is consistent with the location of the boundary depicted on SP266233. This has been confirmed by site inspection.
The plan is a compiled plan of survey and satisfies requirements in s.112 of the SMIA and standard 4.9.2 of the Cadastral Survey Requirements.

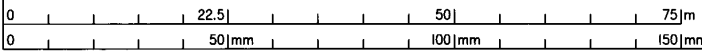
Subsequent new plan of survey of a non-tidal boundary (watercourse) s. 113 Survey and Mapping Infrastructure Act 2003 (SMIA) Compiled from registered and authoritative information s. 112 SMIA

(So far as it relates to E-F)
Part of this plan is compiled from SP275681 which was a first new plan of survey in relation to the relevant length (E-F) of the non-tidal boundary pursuant to s. 108 of the Surveying and Mapping Infrastructure Act 2003.

On the first new plan of survey, the top of high bank was adopted as the boundary. Between station E-F the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP275681 as the original plan of survey.

Definition of non-tidal watercourse boundary
The boundary of the subject land is the top of the high bank adopted on SP275681.

Compiled plan
• The location of the boundary at law on SP289803 is consistent with the location of the boundary depicted on SP275681. This has been confirmed by site inspection.
The plan is a compiled plan of survey and satisfies requirements in s.112 of the SMIA and standard 4.9.2 of the Cadastral Survey Requirements.



State copyright reserved.
Insert Plan Number **SP289803**

FINAL 116052-35 (MDW/PW)

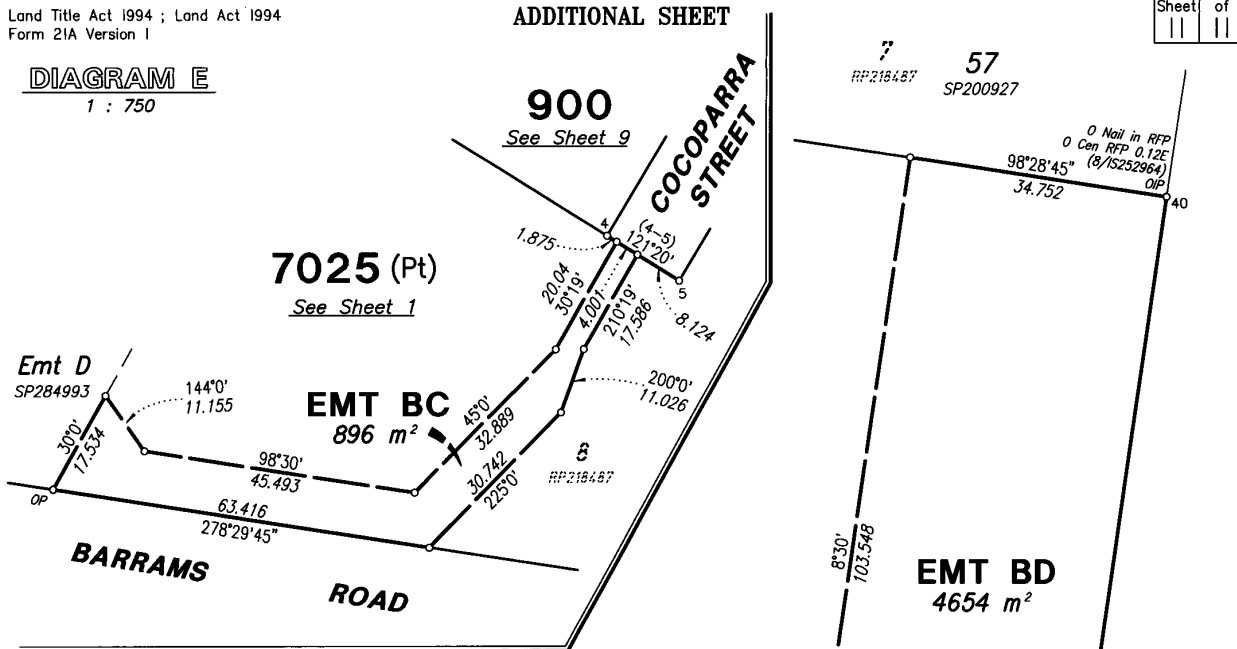
Land Title Act 1994 ; Land Act 1994
Form 21A Version 1

ADDITIONAL SHEET

Sheet of
||| |||

DIAGRAM E

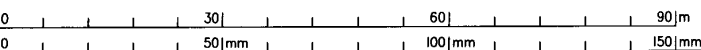
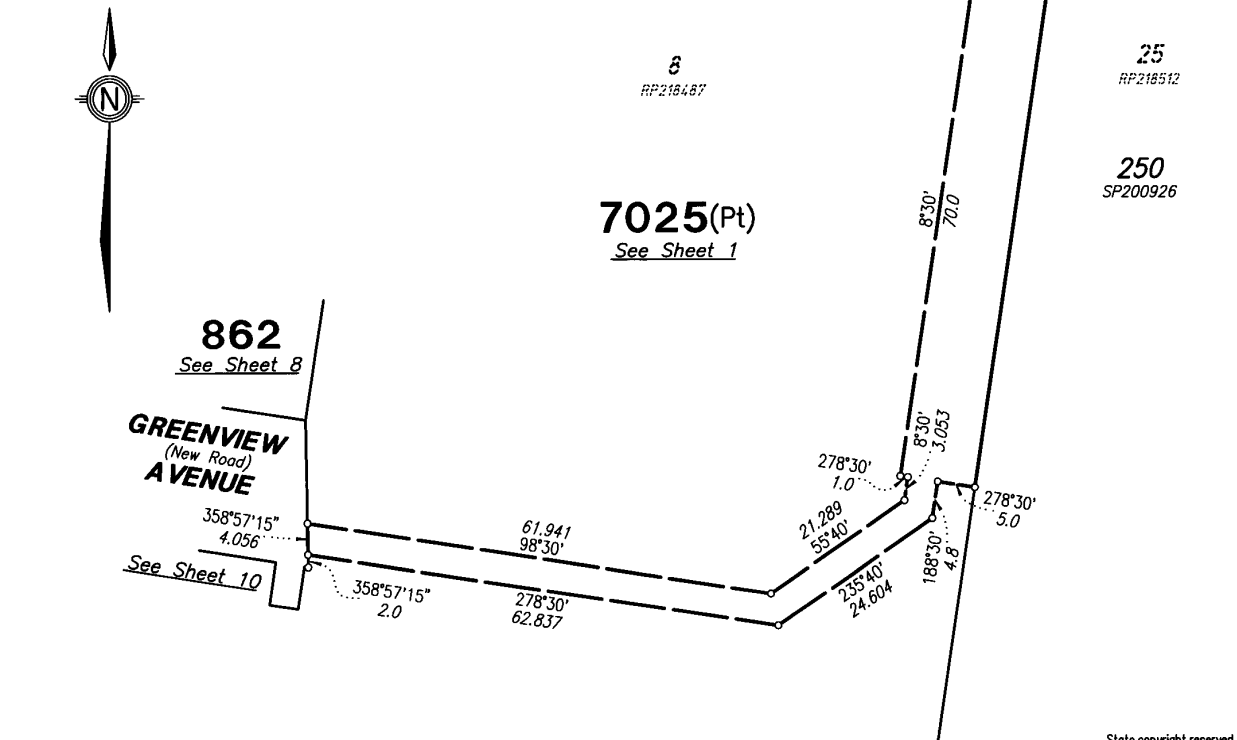
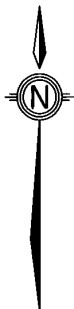
1 : 750



REFERENCE		MARKS		
STN	TO	BRG	DIST	REMARKS
40	OIP	97°53'	1.122	8/IS252964

Peg placed at all new corners unless shown otherwise.

Scale 1 : 600



State copyright reserved.
Insert Plan Number **SP289803**