

FINAL 116052-64 (FC/FPW)

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

Sheet 2 of 16

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

718978584

BE 400 NT

\$5092.00
10/09/2018 11:14

5. Lodged by

Cooper Grace Ward Lawyers
Level 21, 400 George Street
BRISBANE QLD 4000
GPO Box 834, Brisbane 4001

131B.

Ph: 31312557 fax: 1018 9077 - Stg 33

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

I. Certificate of Registered Owners or Lessees.

I/We DALESWAN PTY LTD
A.C.N. 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 Ray 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

Planning Body Approval.

IPSWICH CITY COUNCIL *Local Delegate for Economic Development*
herby approves this plan in accordance with the: *Queen's Consent*

Economic Development Act 2012

Dated this 5th day of September 2018

**Authorised Local
Government Officer**

Insert the name of the Planning Body.

Insert designation of signatory or delegation

% Insert applicable approving legislation.

Plans with Community Management Statement :

CMS Number :

Name :

4. References :

Dept File :

Local Govt : 40/2015

Surveyor : 116052 STG 33

6. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
51158561	Lot 7031 on SP292804	1412, 1420-1446, 1666-1668, 1675-1677, 1853-1855, 1885-1889, 1906, 1907, 3066, 7032 & 8010	New Road	Easements AC, AE, & TA
11968181	Lot 109 on M3174			Easement TB

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
718966407	1412, 1420-1446, 1666-1668, 1675-1677, 1853-1855, 1885-1889, 1906, 1907, 3066, 7032 & 8010	

Administrative Advice	Lots to be Encumbered
712590422 (Vegetation Notice)	7032 & 8010

Easement	Lots to be Encumbered
718748419 (Emt B on SP292763)	7032
716657907 (Emt C on SP271865)	7032
716657907 (Emt H on SP271865)	7032
716657892 (Emt I on SP271865)	7032
716657892 (Emt J on SP271865)	7032
716178087 (Emt Y on SP226966)	7032
716733663 (Emt F on SP271867)	7032
717040641 (Emt C on SP279893)	7032
717375022 (Emt W on SP279895)	7032
717383423 (Emt M on SP279928)	7032
717383417 (Emt N on SP279928)	7032
717383417 (Emt O on SP279928)	7032
717383417 (Emt P on SP279928)	7032
717383417 (Emt Q on SP279928)	7032
717538592 (Emt R on SP279929)	7032
717538592 (Emt S on SP279929)	7032
717538592 (Emt T on SP279929)	7032
717652797 (Emt E on SP279963)	7032

718748419 (Easement A on SP292763) is 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

1412, 1420-1446, 1666-1668, 1675-1677, 1853-1855, 1885-1889, 1906, 1907 & 3066	Por 113
8010	Por 76 & Por 113
7032	Por 61, Por 62, Por 76, Por 77, Por 79, Por 113, Lot 601 on SP279928 & Lot 602 on SP292799
Lots	Orig

Authorised Delegate
Cadastral Surveyor/Director*
*delete words not required

10. Lodgement Fees :

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

7. Orig Grant Allocation :

8. Passed & Endorsed :

By: RPS Australia East Pty Ltd

Date: 3-8-2018

Signed: *Neil Hawthorne*

Designation: Cadastral Surveyor

11. Insert
Plan
Number

SP292783

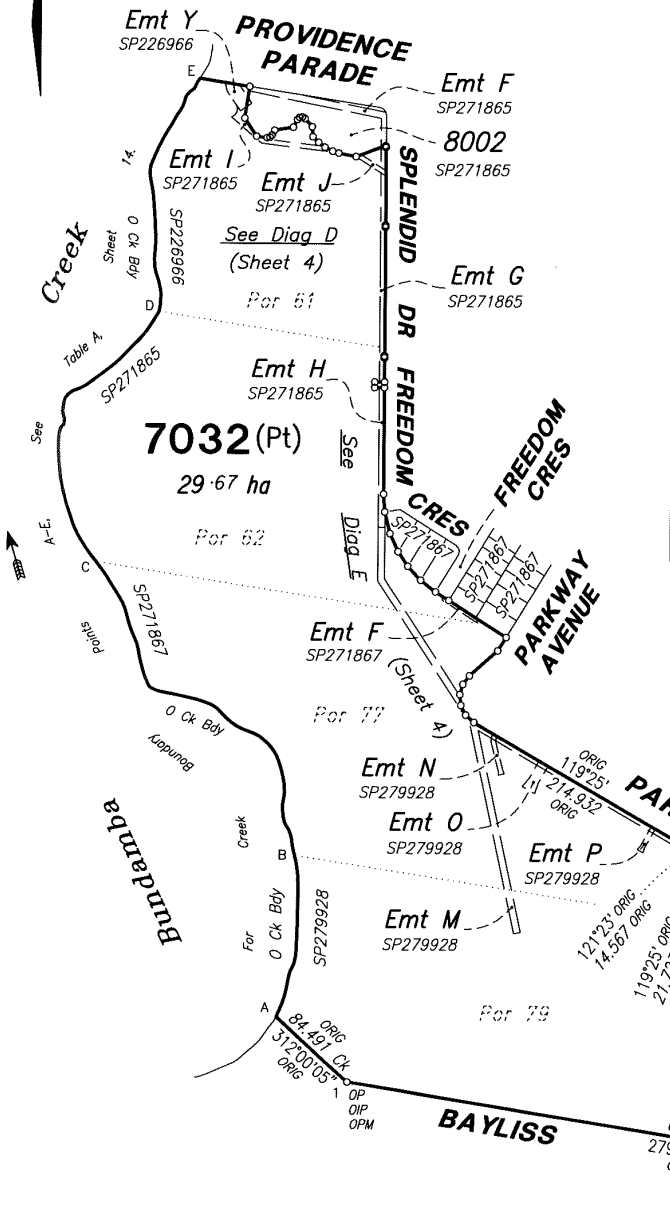


DIAGRAM B
Scale 1 : 500

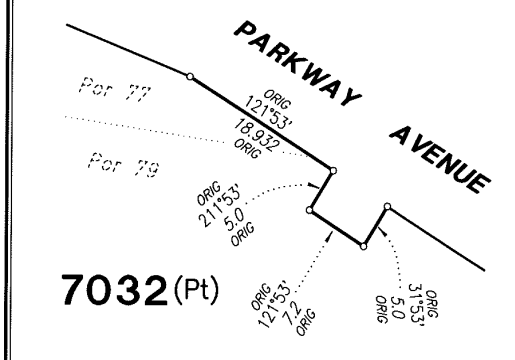
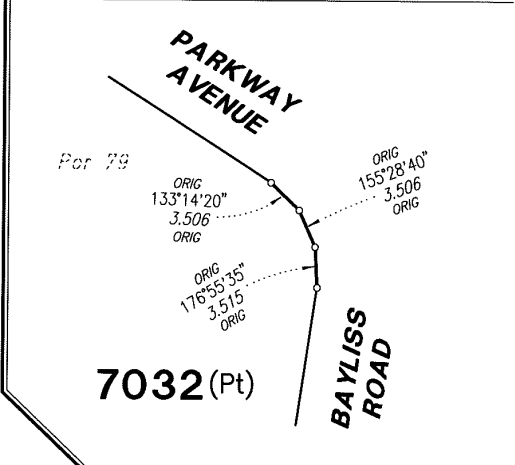


DIAGRAM C
Scale 1 : 400



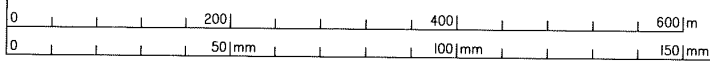
PERMANENT MARKS				
PM	BRG	DIST	No.	REMARKS
1-OPM	293°11'45"	55.177	195325	1/SP292763
2-OPM	307°19'25"	2.672	195316	37/IS242514

REFERENCE MARKS				
STN	TO	BRG	DIST	REMARKS
1	OIP	99°00'55"	2.67	1/SP292725

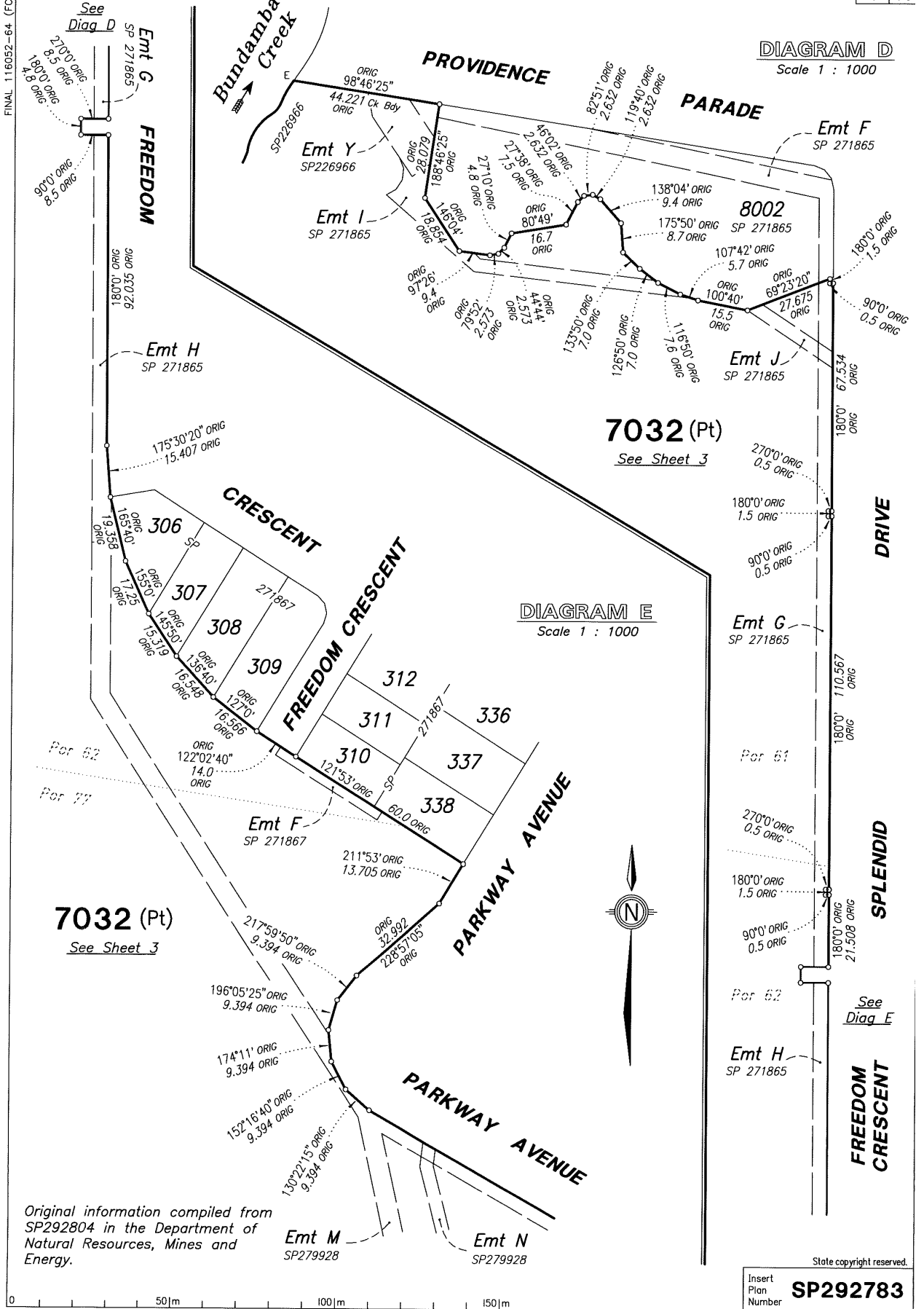
Scale 1 : 4000

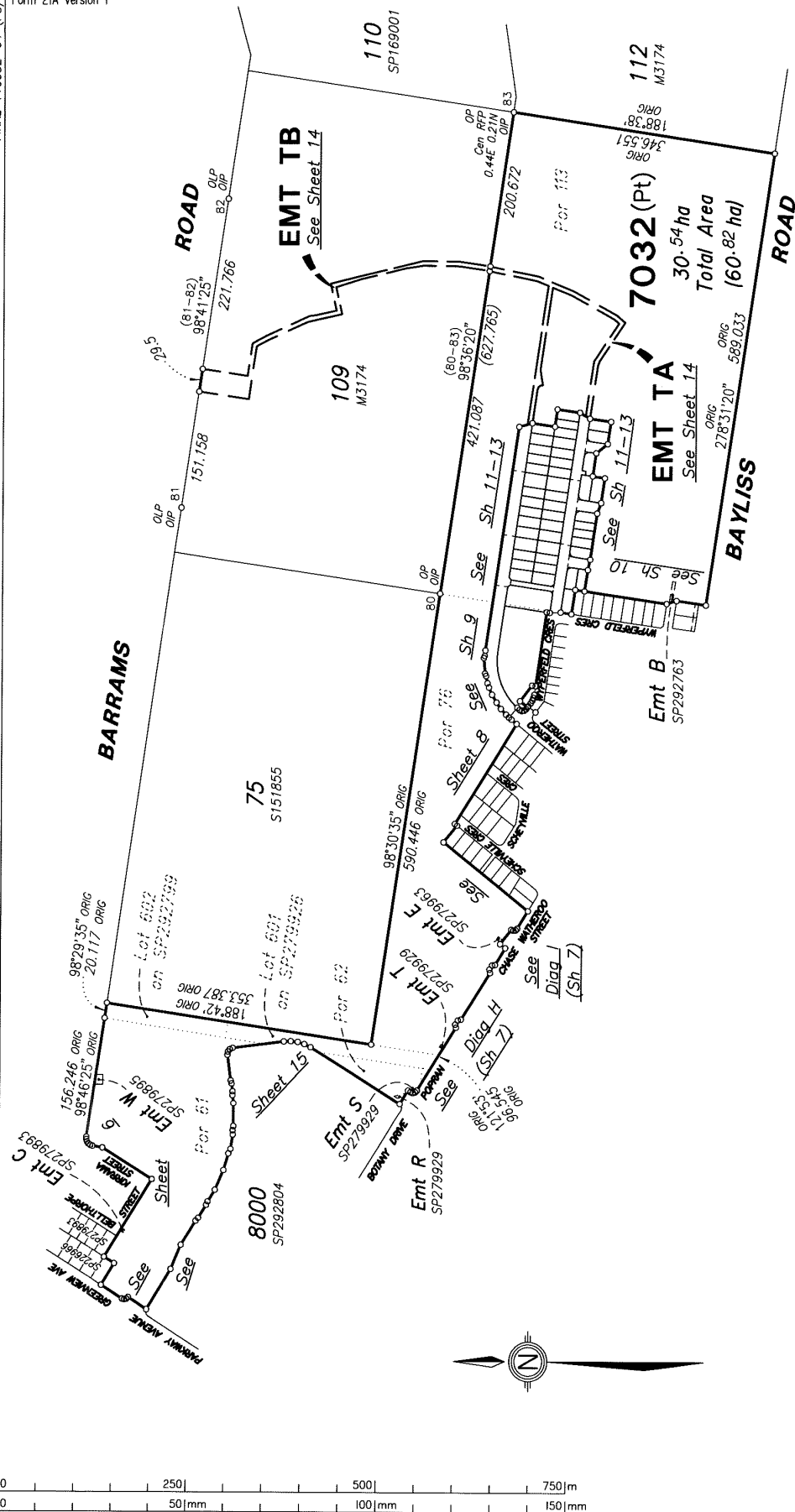
Original information compiled from SP292804 in the Department of Natural Resources, Mines and Energy.

State copyright reserved.



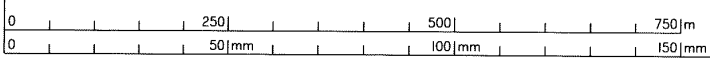
Insert Plan Number **SP292783**



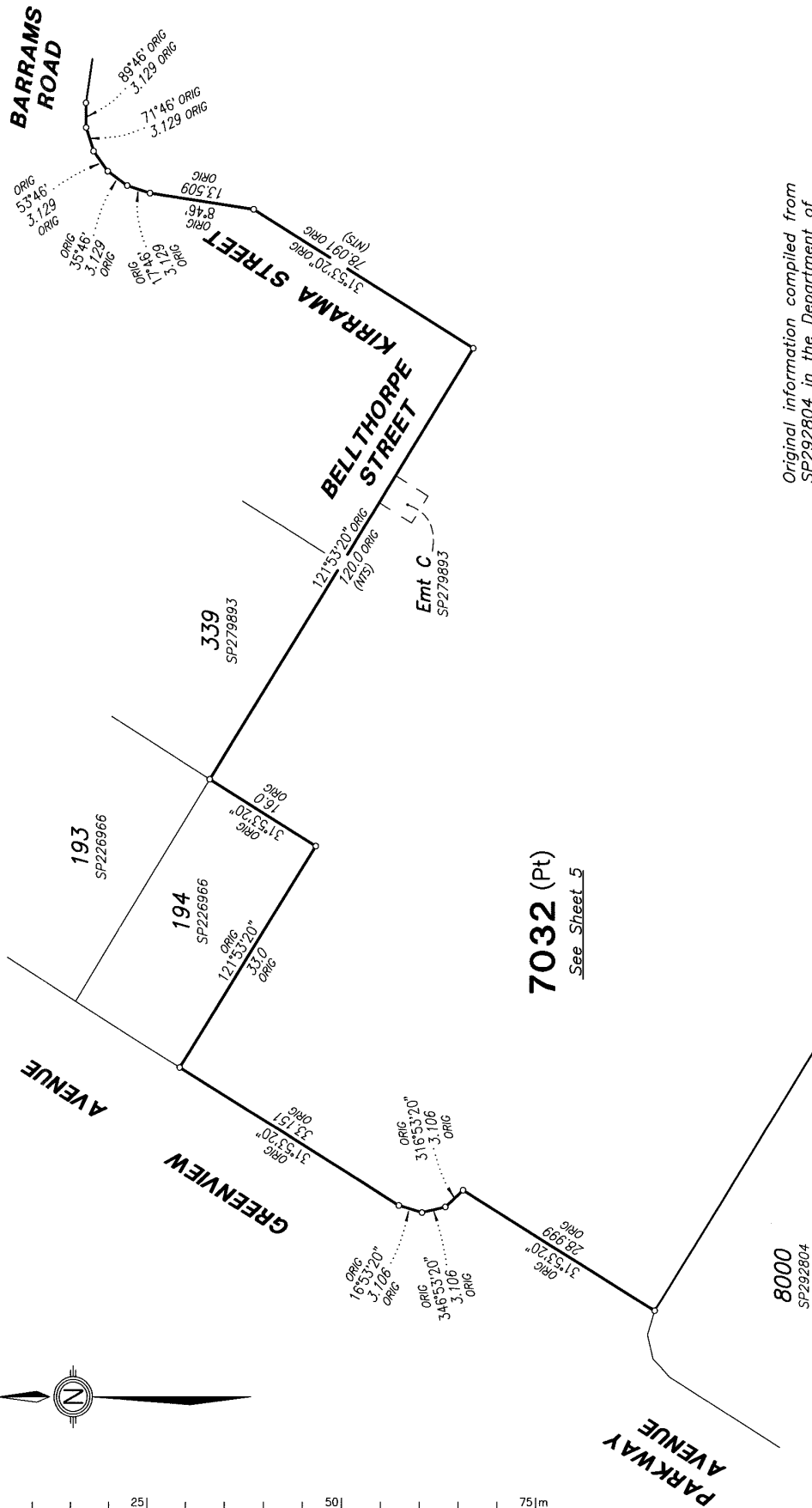


Original information compiled from SP292804 in the Department of Natural Resources, Mines and Energy.
Peg placed at all new corners unless shown otherwise.
Scale 1 : 5,000

REFERENCE		MARKS		REMARKS
STN	TO	BRG	DIST	
80	OIP	7025'45"	22.995	30/SP292763
81	OIP	8'41'25"	1.496	5/IS252898
82	OIP	8'41'25"	4.456	6/IS252898
83	OIP	212'48"	1.243	25/SP292763

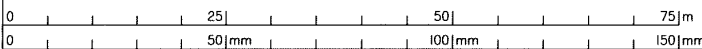


State copyright reserved.
Insert Plan Number **SP292783**



Original information compiled from
SP292804 in the Department of
Natural Resources, Mines and
Energy.

Scale 1 : 500



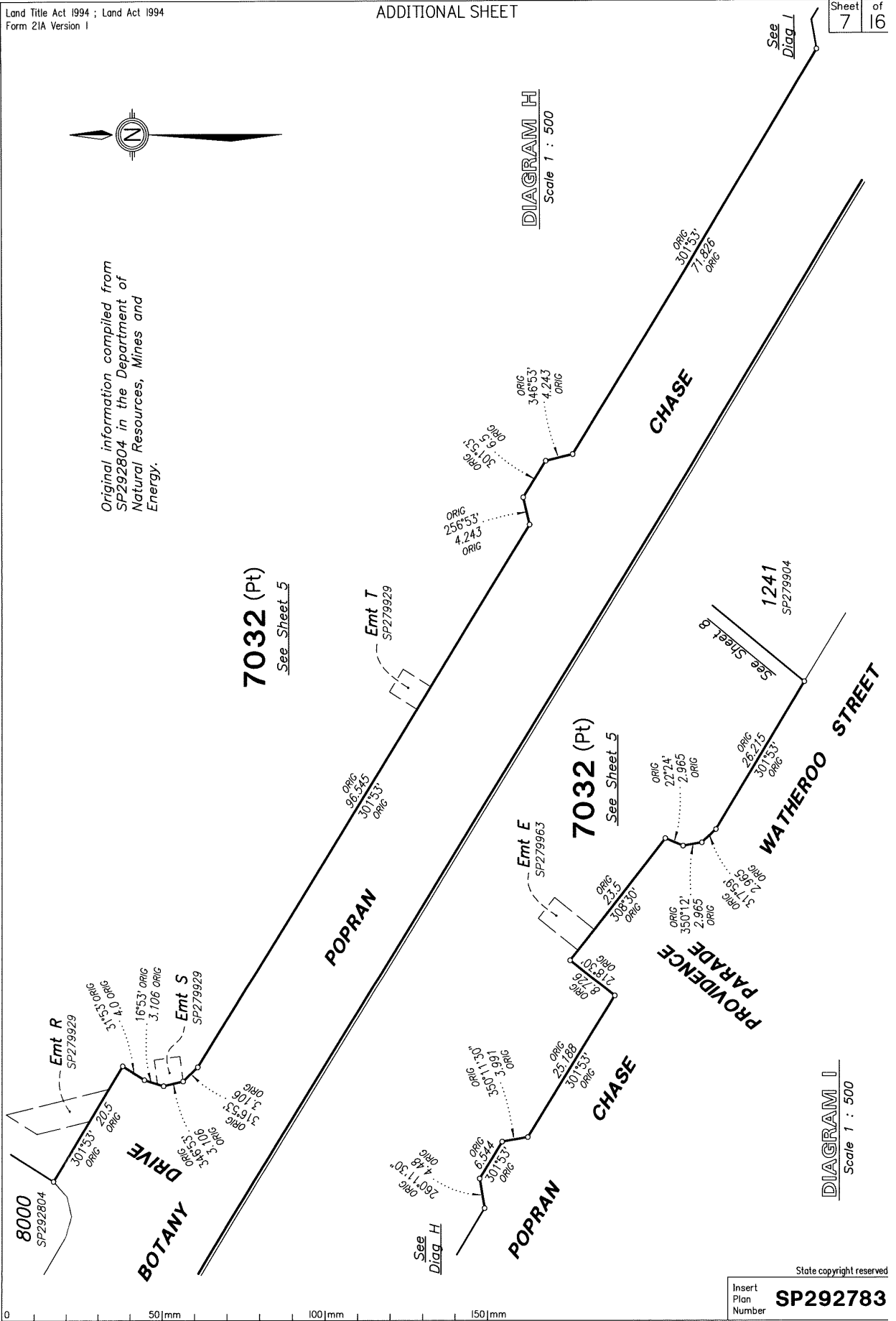
Insert Plan Number
SP292783

State copyright reserved.



Original information compiled from
SP292804 in the Department of
Natural Resources, Mines and
Energy.

DIAGRAM H
Scale 1 : 500



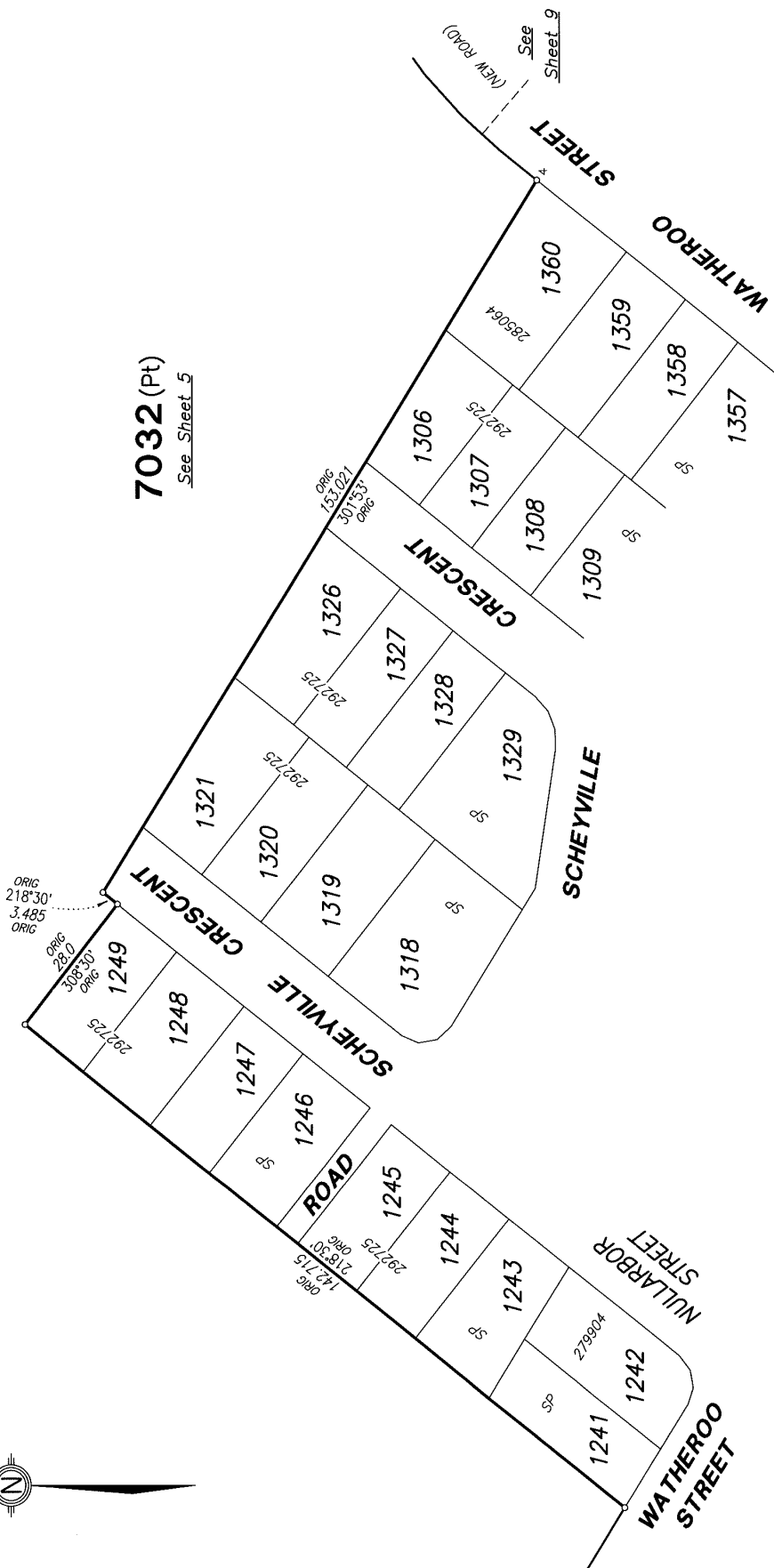
7032 (Pt)
See Sheet 5

7032 (Pt)
See Sheet 5

DIAGRAM I
Scale 1 : 500

0 50mm 100mm 150mm

State copyright reserved
Insert Plan Number **SP292783**



Original information compiled from
SP292804 in the Department of
Natural Resources, Mines and
Energy.

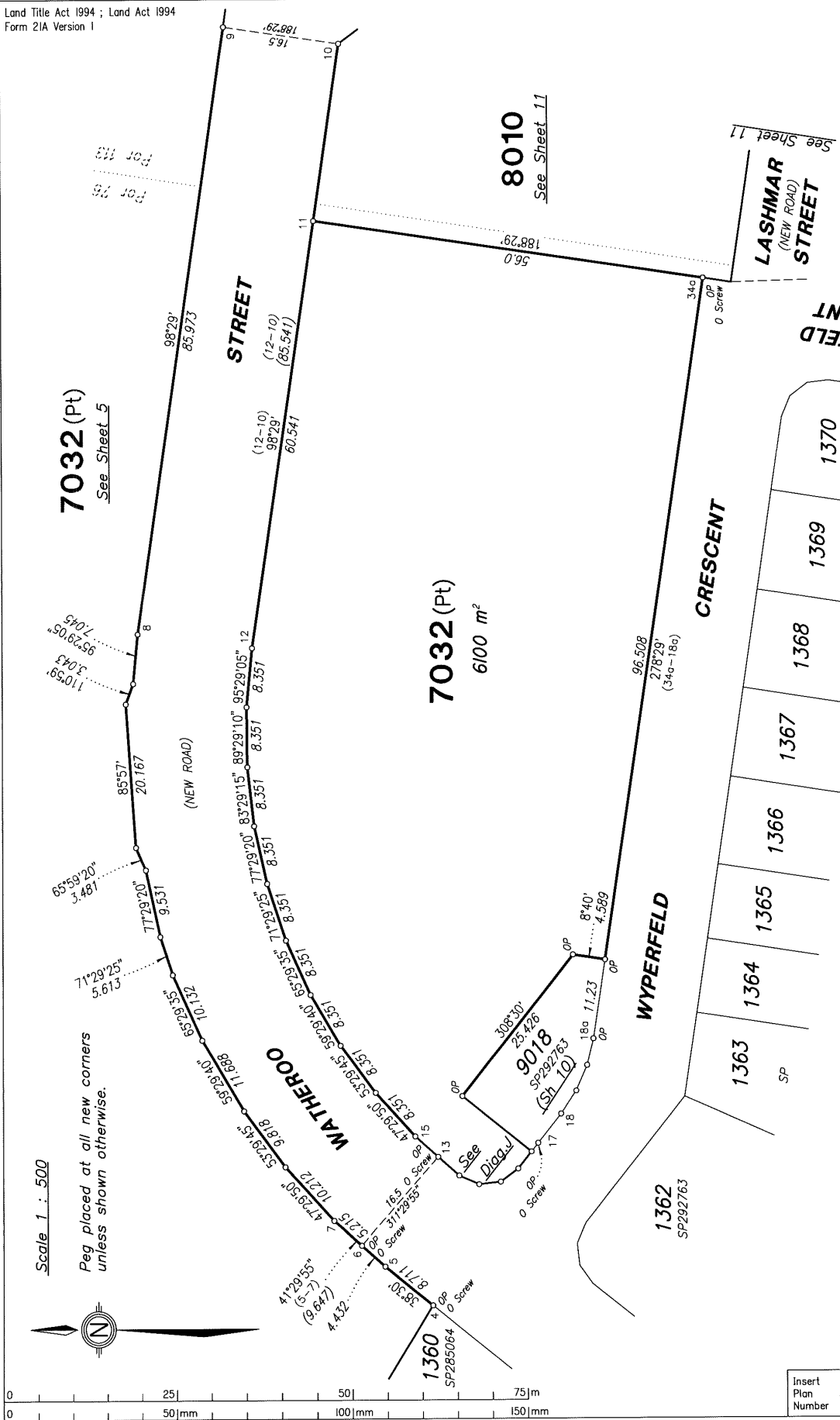
Scale 1 : 750

State copyright reserved.

Insert Plan Number **SP292783**

FINAL 116052-64 (FC/PW)

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



Scale 1 : 500

Peg placed at all new corners unless shown otherwise.

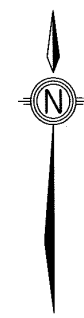
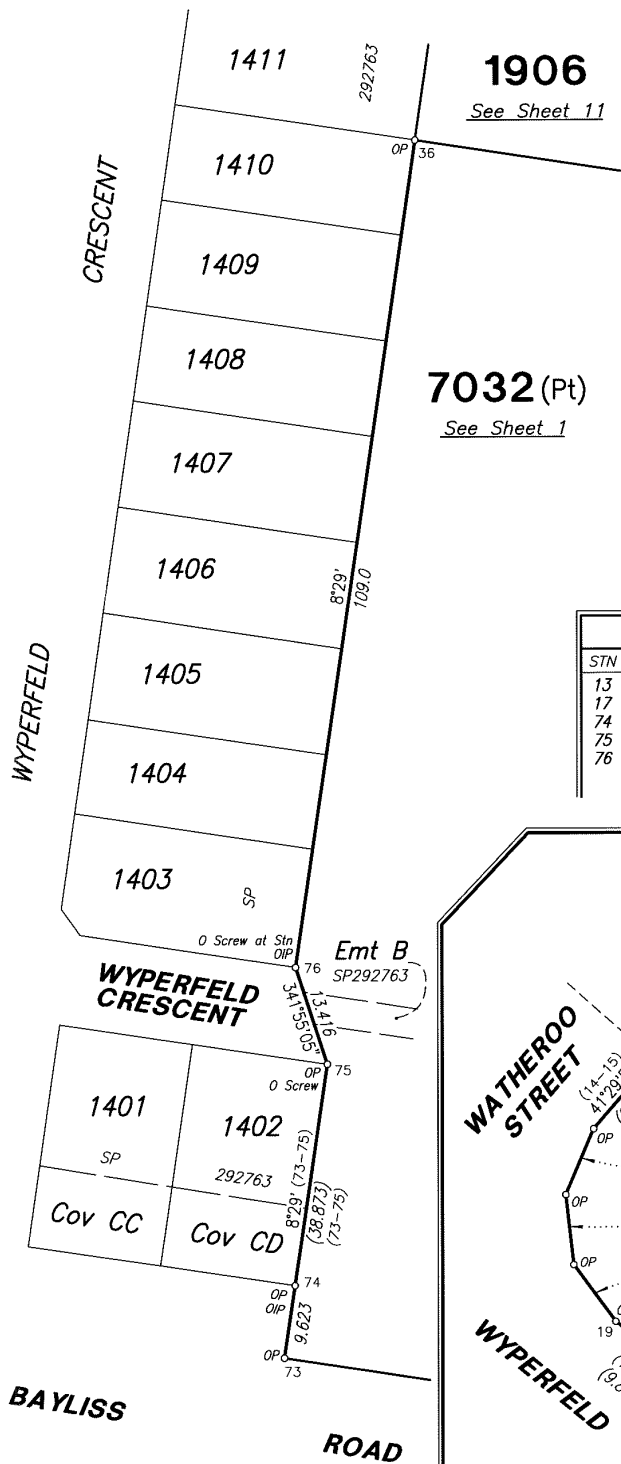


STN	TO	BRG	DIST	REMARKS
4	O Screw in Conc	180°27'	5.713	49a/IS269219
6	O Screw in Conc	141°52'	3.694	51/IS269219
13	O Screw in Conc	347°56'	4.83	51a/IS269219
17	O Screw in Conc	260°44'	2.185	54/IS269219

State copyright reserved

Insert Plan Number **SP292783**

FINAL 116052-64 (FC/PW)



Scale 1 : 600

Peg placed at all new corners unless shown otherwise.

REFERENCE		MARKS		
STN	TO	BRG	DIST	REMARKS
13	O Screw in Conc	347°36'	4.83	51a/IS269219
17	O Screw in Conc	260°44'	2.185	54/IS269219
74	OIP	36°43'	1.885	17/SP292763
75	O Screw in Conc	297°15'30"	4.114	48/IS269220
76	OIP	138°13'	1.546	47/IS269220

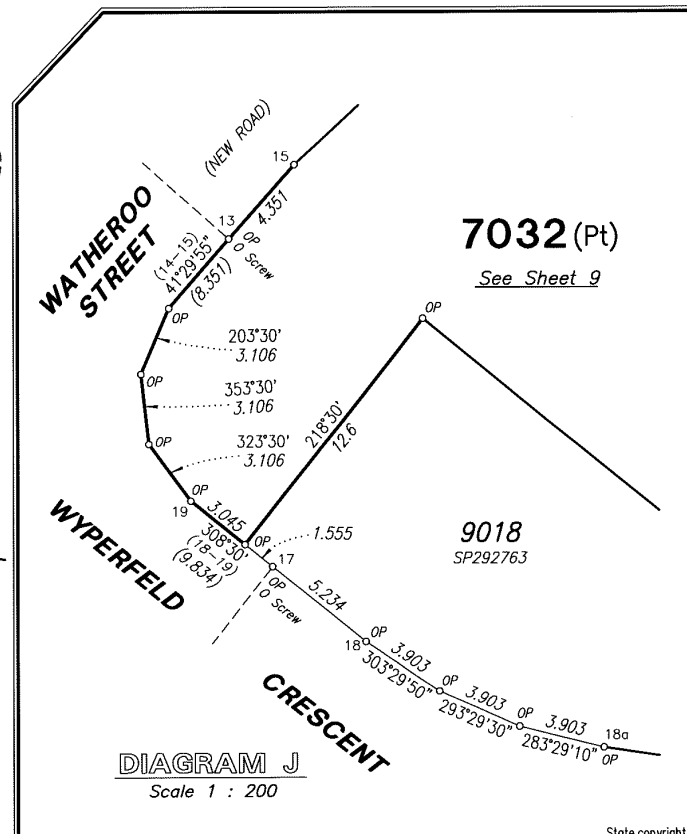
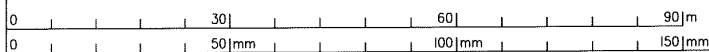


DIAGRAM J

Scale 1 : 200

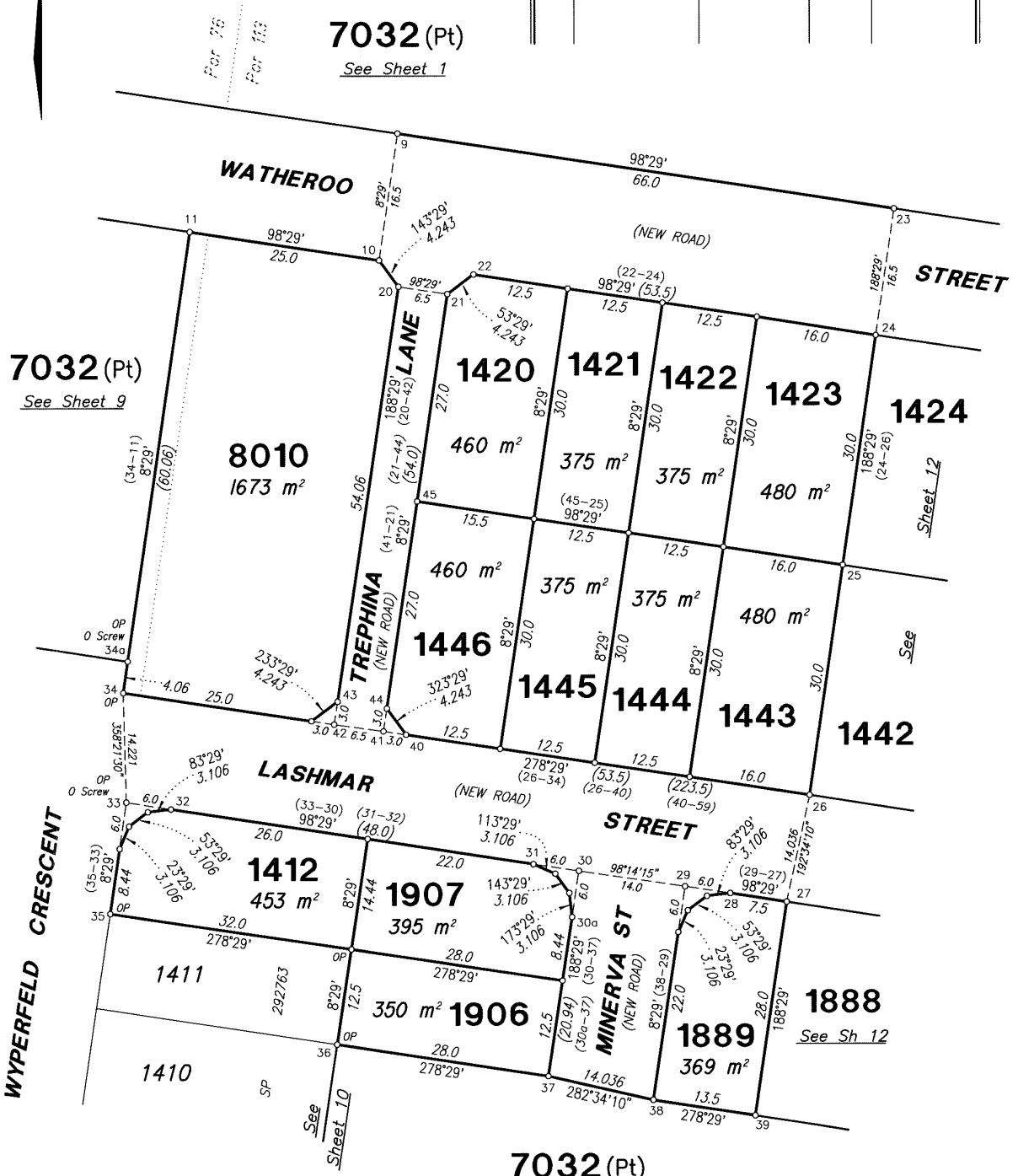


State copyright reserved.

Insert Plan Number **SP292783**



REFERENCE		MARKS		
STN	TO	BRG	DIST	REMARKS
33	0 Screw in Conc	36°05'	2.6	44a/IS269220
34a	0 Screw in Conc	213°30'	8.4	44/IS269220



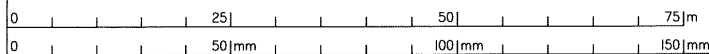
7032 (Pt)
See Sheet 1

7032 (Pt)
See Sheet 9

7032 (Pt)
See Sheet 1

Peg placed at all new corners
unless shown otherwise.

Scale 1 : 500



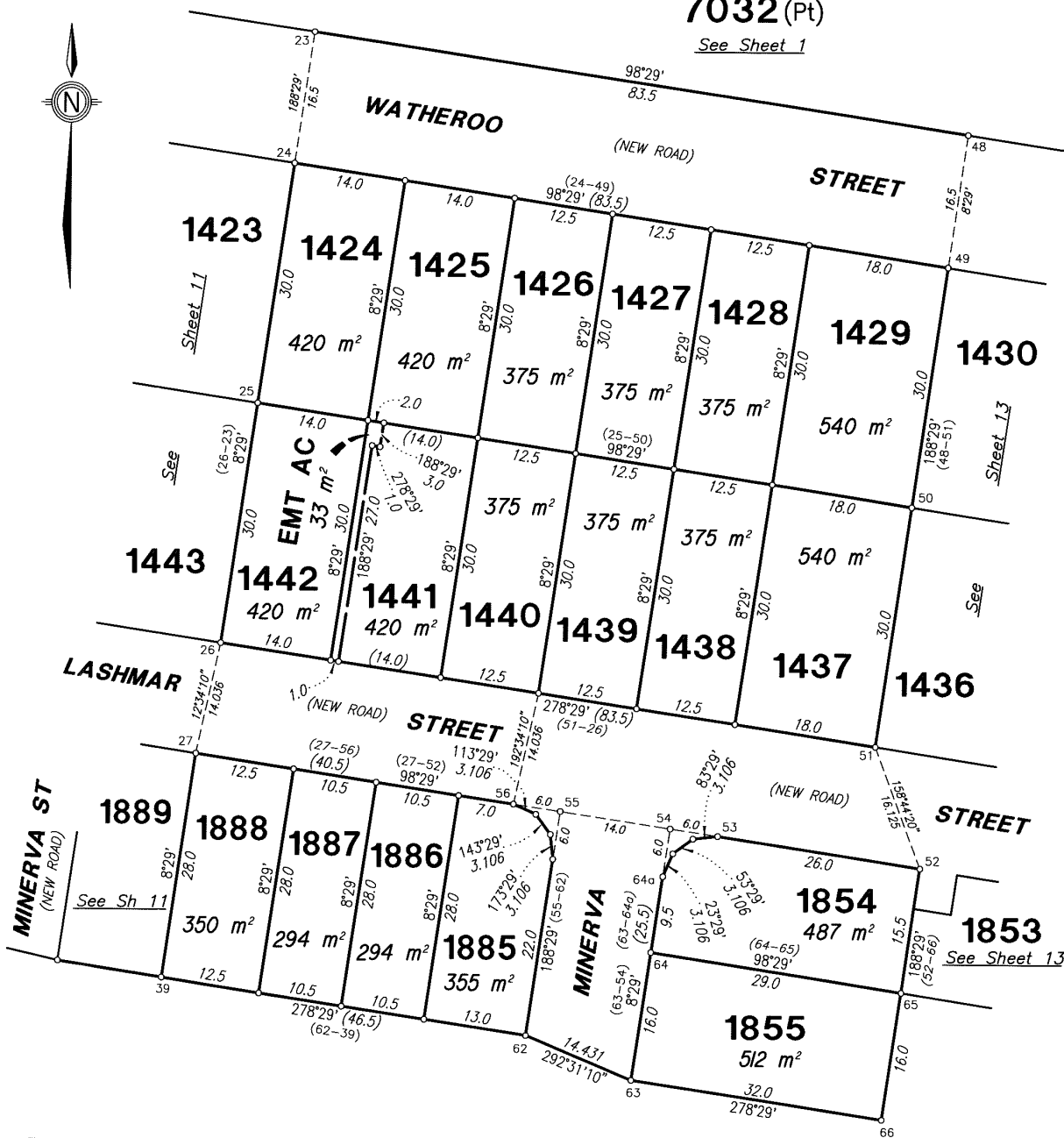
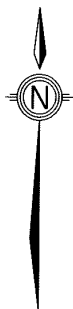
State copyright reserved.

Insert Plan Number **SP292783**

7032 (Pt)

See Sheet 1

FINAL 116052-64 (FC/PW)



REFERENCE		MARKS		
STN	TO	BRG	DIST	REMARKS

7032 (Pt)

See Sheet 1

Peg placed at all new corners unless shown otherwise.

Scale 1 : 500



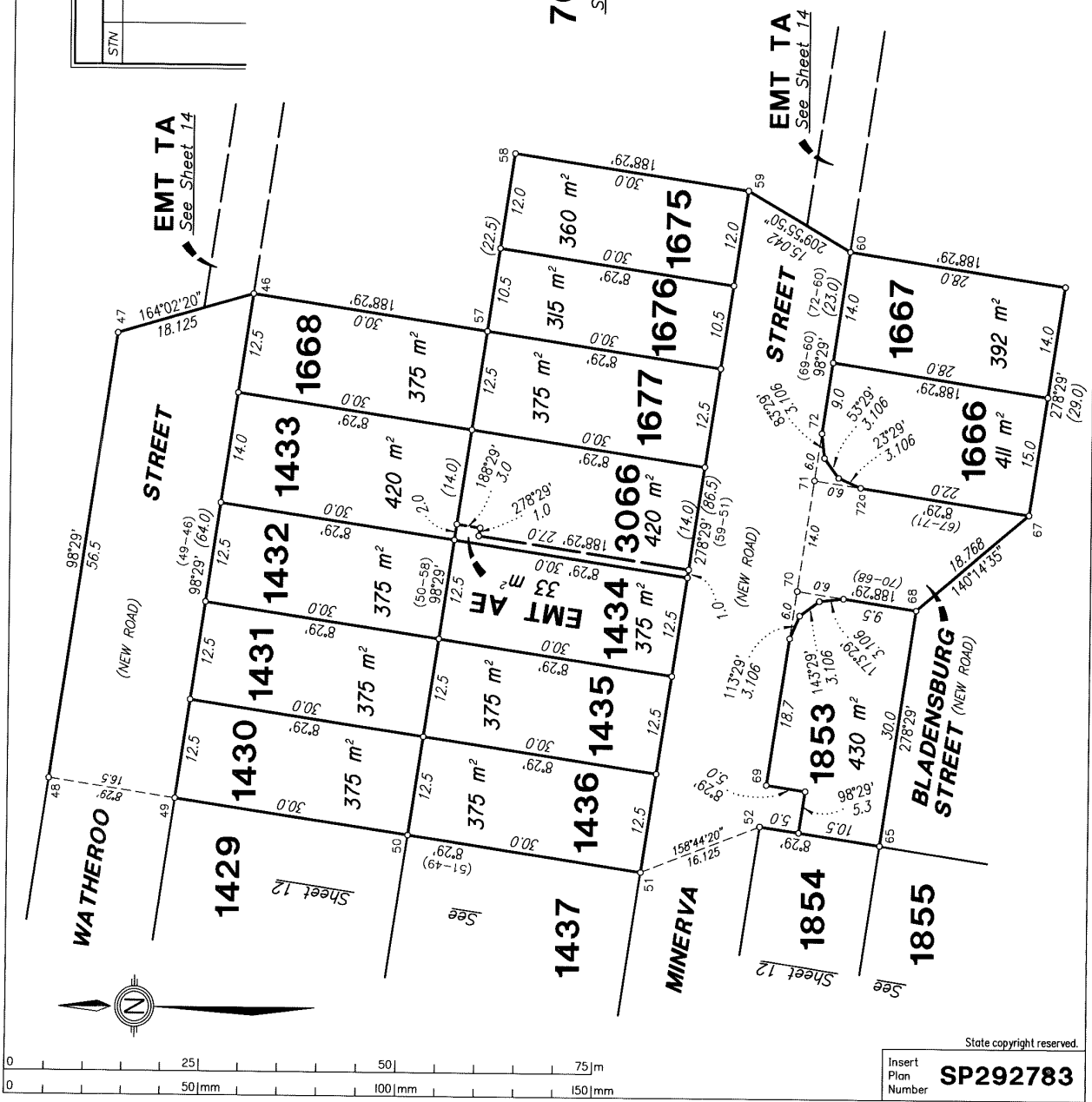
State copyright reserved.

Insert Plan Number **SP292783**

STN	TO	REFERENCE	MARKS	DIST	REMARKS

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

7032 (Pt)
See Sheet 1



State copyright reserved.

Insert Plan Number **SP292783**



EMT TB
4214 m²

*Peg placed at all new corners
unless shown otherwise.*

Scale 1 : 1500

109
M3174

ADDITIONAL SHEET

BARRAMS ROAD

WATHEROO STREET

1668
See Sh 15

1677
See Sh 15

1676
See Sh 15

1675
See Sh 15

1667
See Sh 15

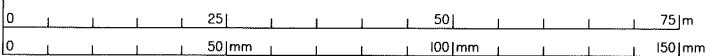
MINERVA STREET

7032 (Pt)

See Sheet 3

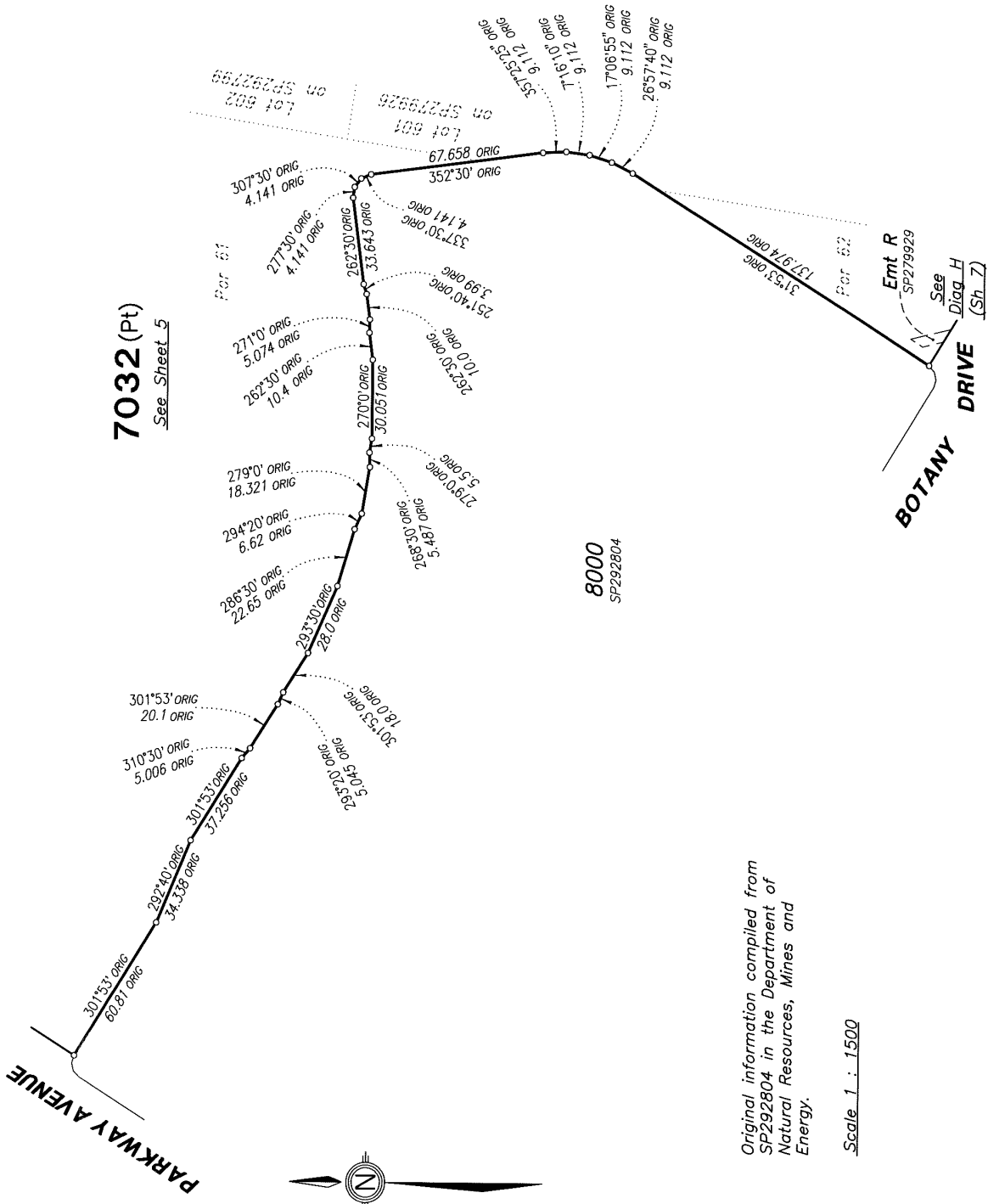
Por 113

EMT TA
3080 m²



State copyright reserved.

Insert Plan Number **SP292783**



State copyright reserved.

Insert Plan Number **SP292783**

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

The part of this plan between stations A-E is compiled directly from SP226966 , SP271865, SP271867 and SP279928 which were first new plans of survey in relation to the relevant length of the non-tidal boundary pursuant to s. 108 of the Surveying and Mapping Infrastructure Act 2003.

On these first new plans of survey, the top of high bank was adopted as the boundary. Between stations A-B the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP279928 as the original plan of survey. Between stations B-C the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP271867 as the original plan of survey. Between stations C-D the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP271865 as the original plan of survey. Between stations D-E the boundary was compiled using the definition of the non-tidal boundary (watercourse) on SP226966 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 SP226966 , SP271865, SP271867 and SP279928.

Compiled plan

- The location of the boundary at law on SP292783 is consistent with the location of the boundary depicted on SP226966 , SP271865, SP271867 and SP279928. 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 4.3 of the Cadastral Survey Requirements.

TABLE A CREEK POINTS	
BRG	DIST
A	20°49' ORIG 21.894 ORIG
	12°10' ORIG 17.76 ORIG
	24°14' ORIG 9.43 ORIG
	2°45' ORIG 56.39 ORIG
	359°22' ORIG 17.87 ORIG
	346°34' ORIG 19.599 ORIG
B	351°0' ORIG 20.908 ORIG
	332°15' ORIG 9.843 ORIG
	354°20' ORIG 14.144 ORIG
	7°54' ORIG 10.84 ORIG
	350°30' ORIG 22.786 ORIG
	339°50' ORIG 7.88 ORIG
	319°25' ORIG 23.762 ORIG
	294°30' ORIG 23.675 ORIG
	307°37'50" ORIG 29.79 ORIG
	284°32' ORIG 32.38 ORIG
	280°05' ORIG 10.5 ORIG
	288°39' ORIG 11.0 ORIG
	335°50' ORIG 22.952 ORIG
	346°54' ORIG 18.955 ORIG
	336°32' ORIG 12.35 ORIG
	341°44' ORIG 23.25 ORIG
	327°20' ORIG 28.786 ORIG
C	323°25' ORIG 15.14 ORIG
	327°26' ORIG 40.353 ORIG
	340°10' ORIG 15.778 ORIG
	345°42'10" ORIG 20.532 ORIG
	354°28' ORIG 27.053 ORIG
	3°30' ORIG 17.8 ORIG
	32°10' ORIG 7.12 ORIG
	354°12' ORIG 12.53 ORIG
	9°50' ORIG 7.3 ORIG
	31°30' ORIG 6.0 ORIG
	62°13' ORIG 20.2 ORIG
	53°30' ORIG 28.14 ORIG
	46°30' ORIG 32.872 ORIG
D	35°55' ORIG 29.43 ORIG
	2°0' ORIG 20.3 ORIG
	344°58' ORIG 20.15 ORIG
	2°10' ORIG 25.05 ORIG
	356°17' ORIG 34.0 ORIG
	351°0' ORIG 20.94 ORIG
	21°18' ORIG 31.54 ORIG
	30°40' ORIG 24.96 ORIG
	22°14' ORIG 25.642 ORIG
E	53°50' ORIG 13.298 ORIG

MGA COORDINATES GDA-94						
STN	EAST	NORTH	ZONE	P.U.	LINEAGE	METHOD
PM195325	480908.592	6936053.670	56	0.009	Datum	Traverse
PM195316	481560.807	6935937.942	56	0.009	Datum	
34	482215.505	6936181.426	56	0.011	Derived	
59	482473.554	6936142.997	56	0.011	Derived	

MERIDIAN TABLE		
LINE	PLAN BEARING	MGA ZONE 56 BEARING
PM195316-PM195325	280°03'42"	280°03'42"

PERMANENT MARKS				
PM	BRG	DIST	No.	REMARKS
1-OPM	293°11'45"	55.177	195325	1/SP292763
2-OPM	307°19'25"	2.672	195316	37/IS242514