



**COMPOSITE COMPUTER REGISTER  
UNDER LAND TRANSFER ACT 1952**



R. W. Muir  
Registrar-General  
of Land

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**Identifier** NA93B/623  
**Land Registration District** North Auckland  
**Date Issued** 03 August 1993

**Prior References**

NA4B/1472 NA57A/706

**Estate** Fee Simple - 1/2 share  
**Area** 607 square metres more or less  
**Legal Description** Lot 1 Deposited Plan 52188

**Original Proprietors**

Jane Adair Parlane, Shale Chambers and Norman Charles Parlane

<b>Estate</b>	Leasehold	<b>Instrument</b>	L C503875.2
		<b>Term</b>	990 years 4 months commencing on the 18th June 1993

**Legal Description** Flat 2 Deposited Plan 156263

**Original Proprietors**

Jane Adair Parlane, Shale Chambers and Norman Charles Parlane

**Interests**

Fencing Agreement in Transfer 88999 (Affects Fee Simple)  
 Appurtenant hereto are drainage rights created by Transfer 223282 (Affects Fee Simple)  
 Appurtenant hereto is a right of way created by Transfer 710047 (Affects Fee Simple)  
 Subject to a right of way over part coloured yellow on DP 52188 created by Transfer 710047 (Affects Fee Simple)  
 The easements created by Transfer 710047 are subject to Section 351E (1) (a) Municipal Corporations Act 1954  
 Fencing Agreement in Transfer 223282 (Affects Fee Simple)  
 B344331.1 Lease of Flat 1 Plan 103585 Composite CT NA57A/706 issued (Affects Fee Simple)  
 Land Covenant in Lease B344331.1 (Affects Fee Simple)  
 C503875.2 Lease of Flat 2 DP 156263 Term 990 years 4 months commencing on the 18th June 1993 Composite CT NA93B/623 issued - 3.8.1993 (Affects Fee Simple)  
 Land Covenant in Lease C503875.2 - 3.8.1993 (Affects Fee Simple)  
 D617443.2 Mortgage to ASB Bank Limited - 28.6.2001 at 2.46 pm

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References

Prior C/T 4B/1472 & 57A/706

Transfer No.  
N/C. Order No.  
Lease No. C.503875.2

No. 93B 623

CERTIFICATE OF TITLE UNDER LAND TRANSFER ACT

This Certificate dated the 3rd day of August one thousand nine hundred and ninety-three under the seal of the District Land Registrar of the Land Registration District of NORTH AUCKLAND

WITNESSETH that CAROL ANNE POWELL solicitor and PETER WILLIAM HAMMOND builder both of Auckland are seised of an estate in fee simple as to an undivided one-half share

(subject to such reservations, restrictions, encumbrances, liens, and interests as are notified by memorial underwritten or endorsed hereon) in the land hereinafter described, delineated with bold black lines on the plan hereon, be the several admeasurements a little more or less, that is to say: All that parcel of land containing 607 square metres more or less being Lot 1 Deposited Plan 52188 and being part Allotment 132 Section 16 Suburbs of Auckland AND THIS CERTIFICATE FURTHER WITNESSETH that the aforementioned CAROL ANNE POWELL and PETER WILLIAM HAMMOND are seised of an estate of leasehold (subject as aforesaid) created by Lease C.503875.2 for the term of 990 years 4 months commencing on the 18th June 1993 in Flat 2 Deposited 156263 situated on the above described land



Assistant Land Registrar

Memorials affecting the fee simple estate:

Fencing agreements in Transfers 88999 and 223282

Restrictive covenant in Lease B.344331.1 and Land covenant in Lease C.503875.2

Appurtenant hereto is:

- 1. a drainage easement over Lot 7 Plan 52188 (4D/358) created by Transfer 223282
2. a drainage easement over part Lot 1 (85B/540) marked 'C' Plan 143712 created by Transfer 223282
3. a drainage easement over parts Lot 2 (85B/537) marked 'B' and 'D' Plan 143712 created by Transfer 223282
4. a right of way over part Lot 1 (85B/540) marked 'A' Plan 143712 created by Transfer 710047

Subject to a right of way over part coloured "yellow" Plan 52188 appurtenant to part Lot 1 Plan 143712 (85B/540) created by Transfer 710047

The above rights of way, created by Transfer 710047, are subject to Section 351(E)(1)(A) Municipal Corporations Act 1954 Measurements are Metric

Subject to the following leasehold interests:

Table with columns: Lease, Flat, Plan, Composite CT. Rows include B.344331.1, C.503875.2

Memorials affecting both estates:

- C.503875.3 Mortgage to ASB Bank Limited - 3.8.1993 at 2.5% oc
C.605652.2 Transfer to Nigel Malcolm Merrett of Auckland company manager - 27.5.1994 at 10.09 oc
C.605652.3 Mortgage to ASB Bank Limited - 27.5.1994 at 10.09 oc
C.605652.4 Settled under the Joint Family Homes Act 1966 to Nigel Malcolm Merrett abovenamed and Kay Frances Merrett his wife - 27.5.1994 at 11.09 oc

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No. 93B 623



93B/623

C.628088.2 Transfer to Nigel Malcolm Merrett of Auckland company manager - 20.7.1994 at 11.31 o/c

C.628088.3 Mortgage to ASB Bank Limited - 20.7.1994 at 11.31 o/c

C.628088.4 Settled under the Joint Family Homes Act 1964 on Nigel Malcolm Merrett abovenamed and Kay Frances Merrett his wife - 20.7.1994 at 11.31 o/c

A.L.R.

D.011873.2 Transfer to Jane Adair Parlane of Auckland company director -25.6.1996 at 3.18 oc

D.011873.3 Mortgage to Westpac Banking Corporation - 25.6.1996 at 12 oc

A.L.R.

D534858.1 Transfer to Jane Adair Parlane, Shale Chambers and Norman Charles Parlane

D534858.2 Variation of Mortgage D011873.3

All 23.8.2000 at 2.02

D617443.2 Mortgage to ASB Bank Limited 28.6.2001 at 2.46

for RGL

for RGL

