



COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952




R. W. Muir
Registrar-General
of Land

Historical Search Copy

Identifier NA14D/134
Land Registration District North Auckland
Date Issued 31 May 1968

Prior References

NA555/244

Estate Fee Simple
Area 1325 square metres more or less
Legal Description Lot 2 Deposited Plan 59396

Original Proprietors

Timothy Rix-Trott and Karla Maxine Rix-Trott

Interests

Subject to an electric power cable right over part coloured sepia on DP 59396 in favour of The Auckland Electric Power Board created by Conveyance 387629 (R.541/449)

The easements created by Conveyance 387629 (R.541/449) are subject to Section 351E (1) (a) Municipal Corporations Act 1954

Subject to a right of way over parts coloured yellow & blue on DP 59396 specified in Easement Certificate A391191 - 22.5.1969 at 2.50 pm

Appurtenant hereto is a right of way specified in Easement Certificate A391191 - 22.5.1969 at 2.50 pm

Some of the easements specified in Easement Certificate A391191 are subject to Section 351E (a) Municipal Corporations Act 1954 (see DP 59396)

196124.4 Settled under the Joint Family Homes Act 1964 - 13.11.1975 at 2.12 pm

C839509.3 Mortgage to ASB Bank Limited - 8.5.1995 at 10.17 am

References
Prior C/T. 555/244

Land and Deeds 69

Transfer No.
N/C. Order No. A291049



No. 14D/134

CERTIFICATE OF TITLE UNDER LAND TRANSFER ACT REGISTER

This Certificate dated the 31st day of May one thousand nine hundred and Sixty-eight under the seal of the District Land Registrar of the Land Registration District of North Auckland

WITNESSETH that GEOFFREY ALWYN RIX-TROTT of Auckland, Architect and PATRICIA WAYLAND RIX-TROTT his wife are seised of an estate in fee simple

is shown on the plan hereon (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 1 Rod 12.4 Perches more or less being Lot 2 on Deposited Plan 59396 and being part of Allotment 16 Section 16 Suburbs of Auckland



H. Lumbidge
Assistant Land Registrar

Interests at date of issue:-

Fencing Covenant in Conveyance 314528 (R.396/529)

A187335 Settled as a Joint Family Home under the Joint Family Homes Act 1964 by Geoffrey Alwyn Rix-Trott abovenamed on 21.11.1964 at 9.52 o/c

Subject to an electric power cable easement over the part shown coloured sepia on Plan 59396 in favour of Auckland Electric Power Board created by Conveyance 387629 (R.541/449)

Subject to the provisions of Section 351E(c) Municipal Corporations Act 1954

A289798 Mortgage to Auckland Savings Bank - 24.3.1968 at 9.46 o/c

A391191 Easement certificate certifying the following to be the easements intended to be created by the operation of Section 90A Land Transfer Act 1952 affecting the following Lots on Plan 59396.

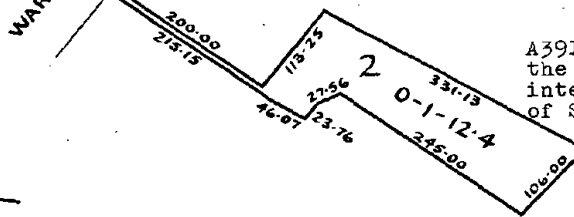
NATURE	SERVIENT LAND	DOMINANT LAND
R.O.W.	pt. Lot 1 (14D/133) (Yellow & Blue)	"ithin land (14D/133)
"	pt Within land Lot 1 yellow & blue (14D/133)	HF

with interest of mortgage under A289798

Auckland City

METRIC AREA IS 1325m²
1325m²
Conversion Factors
1 Acre = 4046m²
1 Perch = 25.29m²
1 Link = .2012 metres

WARRINGTON RD.
7.28



Scale: 1 inch = 150 Links.

Delt. D.K.G. R.

No. 14D/134

at
Some of

The easements referred to in Easement Certificate A391191 above when created will be subject to Section 351 E(a) of the Municipal Corporations Act 1954.

H.A. Lumbidge
A.L.R.

183046.1 The within land is now revested in Geoffrey Alwyn Rix-Trott and Patricia Wayland Rix-Trott both abovenamed as tenants in common in equal shares pursuant to Section 10 (1) (a) of the Joint Family Homes Act 1964 - 16.6.1975 at 10.37 o'c.

[Signature]
for A.L.R.

196124.1 Transfer to Timothy Rix-Trott of Auckland registered engineer and Karla Maxine Rix-Trott his wife - 13.11.1975 at 2.12 o'c

[Signature]
for A.L.R.

196124.2 Mortgage to Auckland Savings Bank 13.11.1975 at 2.12 o'c

[Signature]
for A.L.R.

196124.3 Mortgage to Geoffrey Alwyn Rix-Trott and Patricia Wayland Rix-Trott - 13.11.1975 at 2.12 o'c

[Signature]
[Signature]
for A.L.R.

196124.4 Settled under the Joint Family Homes Act 1964 - 13.11.1975 at 2.12 o'c

[Signature]
for A.L.R.

446156.1 Variation of Mortgage 196124.3 - 3.2.1977 at 9.05 oc.

[Signature]
for A.L.R.

C.839509.1 Transmission of Mortgage 196124.3 to Patricia Wayland Rix-Trott as survivor - 8.5.1995 at 10.17o'c

[Signature]
A.L.R.

C.839509.3 Mortgage to ASB Bank Limited - 8.5.1995 at 10.17o'c

[Signature]
A.L.R.

