

STRATA PLAN FORM 1      WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION      OFFICE USE ONLY      Sheet No 2 of 4 Sheets

<p>Strata Certificate</p> <p>Name of Council/Accredited Certifier.....          being satisfied that the requirements of the * Strata Schemes (Freehold Development) Act 1973 or * Strata Schemes (Leasehold Development) Act 1986 have been complied with, approves of the proposed:          * strata plan / * strata plan of subdivision          illustrated in the annexure to this certificate.          *The accredited certifier is satisfied that the plan is consistent with a relevant development consent in force, and that all conditions of the development consent that by its terms are required to be complied with before a strata certificate may be issued, have been complied with.          *The strata plan/strata plan of subdivision is part of a development scheme. The Council/Accredited certifier is satisfied that the plan is consistent with any applicable conditions of any development consent and that the plan gives effect to the stage of the strata development contract to which it relates.          *The Council does not object to the encroachment of the building beyond the alignment of.....          *The Accredited Certifier is satisfied that the building complies with a relevant development consent in force that allows the encroachment.          *This approval is given on the condition that the use of lot(s)..... (being utility lot/s designed to be used primarily for the storage or accommodation of boats, motor vehicles or goods and not for human occupation as a residence, office, shop or the like) is restricted to the proprietor or occupier of a lot or proposed lot (not being such a utility lot) the subject of the strata scheme concerned, as referred to in section 39 of the Strata Schemes (Freehold Development) Act 1973 or section 68 of the Strata Schemes (Leasehold Development) Act 1986.</p> <p>Date:.....          Subdivision No.....          Relevant Development Consent No.....          Issued By.....</p> <p>Authorised Person/General Manager/Accredited Certifier          * Complete or delete if applicable</p>	<p>Surveyors Certificate</p> <p>JOHN McPHERSON REID TEL. 9327 8706          of CLEMENT &amp; REID PTY LTD          a surveyor registered under the Surveying Act 2002, hereby certify that:          (1) each applicable requirement of          * Schedule 1A to the Strata Schemes (Freehold Development) Act 1973          * Schedule 1A to the Strata Schemes (Leasehold Development) Act 1986 has been met;          (2) * (a) the building encroaches on a public place;          * <del>The building encroaches on land other than a public place in respect of which encroachment is appropriate.</del>          * has been created by registered *          * to be created under section 88B of the Conveyancing Act 1919          (3) * the survey information recorded in the accompanying location plan is accurate.</p> <p>Signature:.....          Date: 4.7.2003</p> <p>* Delete if inapplicable.          * State whether drafting or plan, and quote registered number.</p> <p>This is sheet 1 of my plan in 4 sheets</p> <p>* (Insert type) Model By-Laws adopted for this scheme          Keeping of Animals: Option <del>X</del> B/C          * Schedule of By-laws in sheets filed with plan          * No By-Laws apply.          * Strike out whichever is inapplicable</p>	<p>PLAN OF SUBDIVISION OF LOT 34 IN DP 1043268</p> <p>L.G.A. : WOOLLAHRA Suburb/Locality : WOOLLAHRA</p> <p>Parish : ALEXANDRIA County : CUMBERLAND</p> <p>Registered:          Purpose:          Ref. Map:          Last Plan:</p>											
<p>Name of, and address for service of notices on, the owners corporation.          (Address required on original strata plan only)</p> <p>THE OWNERS          STRATA PLAN No          No 249 EDGECLIFF ROAD,          WOOLLAHRA 2025</p>		<p>FOR LOCATION PLAN SEE SHEET 2</p> <p>Signatures, seals and statements of intention to create easements, restriction on use of land or positive covenants.          This strata plan includes a strata management statement of 29 sheets.</p>											
<p>SCHEDULE OF UNIT ENTITLEMENT</p> <table border="1"> <thead> <tr> <th>LOT</th> <th>UNIT ENTITLEMENT</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>401</td> </tr> <tr> <td>2</td> <td>274</td> </tr> <tr> <td>3</td> <td>325</td> </tr> <tr> <td>AGG</td> <td>1000</td> </tr> </tbody> </table>		LOT	UNIT ENTITLEMENT	1	401	2	274	3	325	AGG	1000	<p>PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919 AND SECTION 7(3) OF THE STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973, IT IS INTENDED TO CREATE:</p> <p>(1) POSITIVE COVENANT</p>	
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1	401												
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3	325												
AGG	1000												

SURVEYOR'S REFERENCE: 15906

