

**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier **39545**
Land Registration District **North Auckland**
Date Issued 19 July 2002

Prior References

NA57A/370

Estate Fee Simple
Area 3.7300 hectares more or less
Legal Description Lot 2 Deposited Plan 310034

Registered Owners

Ruakaka Developments Limited

Interests

737844.1 Notice declaring the adjoining State Highway to be a Limited Access Road - 11.1.1979 at 9:00 am
Appurtenant hereto are electricity and water rights specified in Easement Certificate B395319.6 - 26.3.1985 at 9:05 am
5290248.4 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 19.7.2002 at 3:48 pm
Appurtenant hereto is a right of way and a right to transmit electricity created by Easement Instrument 5843139.5 - 17.12.2003 at 9:00 am
The easements created by Easement Instrument 5843139.5 are subject to Section 243 (a) Resource Management Act 1991
5884727.3 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 3.2.2004 at 9:00 am
11645517.16 Mortgage to ASB Bank Limited - 20.12.2019 at 5:23 pm

X Ruakaka SD XI Ruakaka SD

Pt 2
DP24315

Pt 2
DP72977

Lot 1
1.6520ha

Lot 2
3.7300ha

2
DP185432

1
DP185432

State Highway No. 1
20.0m Wide & Over Legal Limited Access

Prescott Road
10.0m Wide Legal

Approvals
For approval see plan copy.
HM 10/01
Registered Owner(s)

I hereby certify that this Plan was approved by the Whangarei District Council pursuant to Section 223 of the Resource Management Act 1991 on the 21st day of June, 2002 subject to the granting or reserving of easements set out in the Memorandum hereof

Authorised Officer:
53 01 7115 P 022787 *M. O'Neil*

Memorandum of Easement in Gross

Purpose	Shown	Servient Tenement	Grantee
Right to transmit Electricity	(A)	Lot 1 hereof	Netpower Ltd

Memorandum of Easement

Purpose	Shown	Servient Tenement	Dominant Tenement
Right of Way Right to transmit Telecommunicator	(A)	Lot 1 hereof	Lot 2 hereof

Class of Survey: CLASS 1

New GST Allocated:

Lot 1 **39544** Lot 2 **39545**

Total Area 5.3820 ha

Comprised in CT 57A/370 all

Richard Walter Henry of Whangarei and a partner entitled in fee simple as a registered surveyor, certify that—
(a) The surveys to which this dataset relates are accurate and were undertaken by me or under my direction in accordance with the Survey Act 1988 and the Survey Regulations 1988.
(b) This dataset is accurate and has been created in accordance with that Act and these Regulations.
Done at Whangarei this 21st day of July 2002
Signature *R. W. Henry*

Field Book..... Inverse Book.....
Reference Plans: DP103470, DP72977, DP185432
Subs: 48, DP1804, E268727, S02414, S0306808
Expired..... Correct.....

Approved as to Survey *Rob White*
9/8/2002 *Rob White*
Chief Surveyor

Deposited with me this 21st day of August 2002
For Registrar General of Land
-16-
Revised - 3 July 2002
Instructions **DP 310034**
Approved MCM 00/4

Land District North Auckland
Survey Block & District X & XI Ruakaka
NZMS 261 Sheet Rcd Map No

Lots 1 & 2 being a Subdivision of Lot 1 DP103470

Territorial Authority Whangarei District
Surveyed By Reyburn & Bryant
Scale 1:1250 Date May, 2002

Identifier 39545



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UNDER LAND TRANSFER ACT 2017
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**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier NA116A/40
Land Registration District North Auckland
Date Issued 07 October 1998

Part-Cancelled

Prior References

NA28D/678

Estate Fee Simple
Area 3.9157 hectares more or less
Legal Description Lot 1 Deposited Plan 185432

Registered Owners

Ruakaka Developments Limited

Interests

737844.1 Notice declaring the adjoining State Highway to a limited access road - 11.1.1979 at 9:00 am
D318421.2 Consent Notice pursuant to Section 221 (1) Resource Management Act 1991 - 7.10.1998 at 3.44 pm
Subject to a power supply right over part marked A on DP 185432 specified in Easement Certificate D318421.4 -
7.10.1998 at 3.44 pm
The easements specified in Easement Certificate D318421.4 are subject to Section 243 (a) Resource Management
Act 1991
D471854.1 Crossing place notice pursuant to Section 91 Transit New Zealand Act 1989 - 21.1.2000 at 3.45 pm
D532577.1 Crossing place notice pursuant to Section 91 Transit New Zealand Act 1989 - 15.8.2000 at 2.53 pm
7082893.1 Notice pursuant to Section 18 Public Works Act 1981.- 25.10.2006 at 9:00 am
7296283.1 Notice of Intention under Section 23 of the Public Works Act 1981- 28.3.2007 at 9:00 am
7446200.1 Proclamation (NZ Gazette 21.6.2007, No. 69, p. 1823) declaring part (Section 1 SO 379842, 1583m2) to be
taken for road and vested in the Crown - 3.7.2007 at 9:00 am
11645517.15 Mortgage to ASB Bank Limited - 20.12.2019 at 5:23 pm

Approved APPROVED
J. Morrison
J. Morrison
 REGISTERED OWNERS

APPROVED PURSUANT TO SECTION 223 OF THE RESOURCE MANAGEMENT ACT 1991 ON THE 3 DAY OF July 1997 SUBJECT TO THE GRANTING OR REFUSAL OF THE EASEMENTS SET FORTH IN THE MEMORANDUM THE PLAN OF THE SEAL OF THE WHANGAREI DISTRICT COUNCIL IS APPLICABLE HERETO IN THE PRESENCE OF THE

MEMORANDUM OF EASEMENTS
 PURPOSE SHOWN SERVIENT DOMINANT EASEMENT TENEMENT

POWER SUPPLY EASEMENT	(A)	LOT 1	LOT 4
POWER SUPPLY EASEMENT	(A)	LOT 2	LOT 3

New CST allocated:
 Lot 1 116A/40
 Lot 2 116A/41
 Lot 3 116A/42
 Lot 4 116A/43

Total Area 15 881 3ha
 Comprised in CT 28P/67B (BAL)

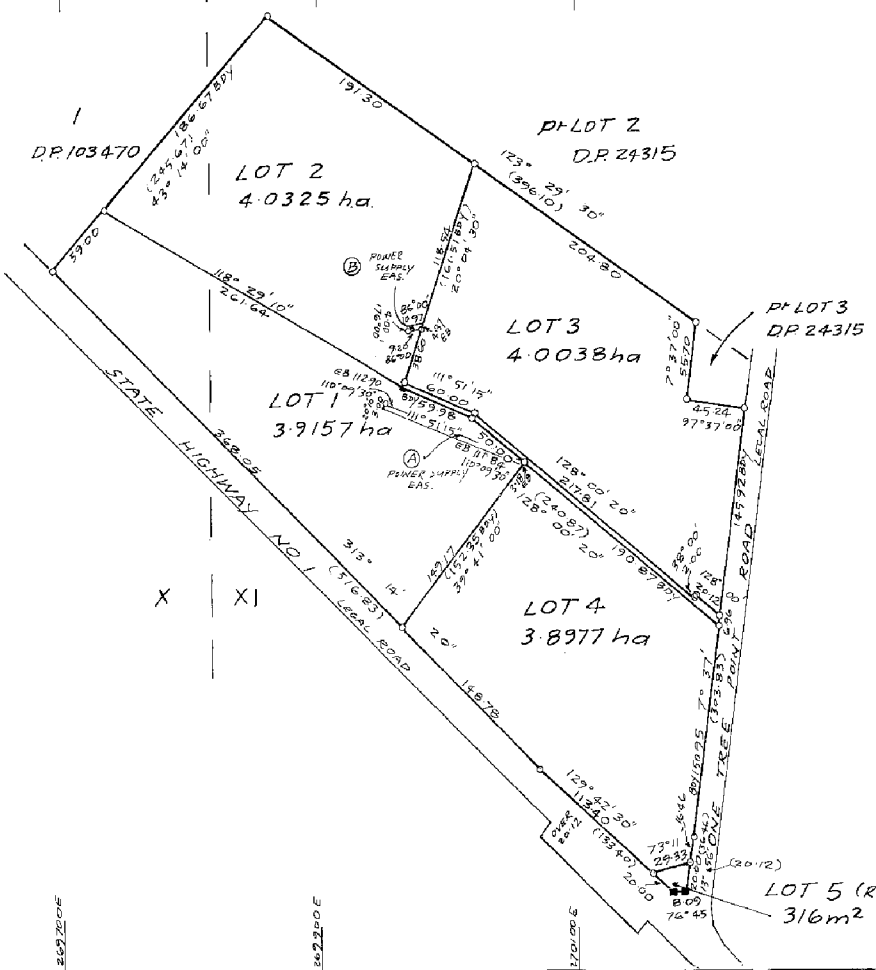
I JOHN ALFRED SUMMERS COOK
 Registered Surveyor and holder of an annual practicing certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act 1980 hereby certify that this plan has been made from surveys executed by me or under my directions that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof
 Dated at WHANGAREI this 2nd day of OCT. 1996 Signature *J.A.S. Cook*

Field Book *Inventory Book*
 Reference Plans
 Examined Correct *T.M.P. Morrison*

Approved as to Survey
 14 / 1 / 1996 *Johnston* Deputy Chief Surveyor

Decided this 7th day of October 1996
[Signature] District Land Registrar

File DP 185432
 Received 23 OCT 1997
 Instructions



LAND DISTRICT NORTH AUCKLAND
 Survey Blk. & Dist. X6, XI RUAKAKA
 NZMS 261 Sheet 007 Record Map No. 73

LOTS 1, 2, 3, 4 & 5 BEING A SUBDIVISION
 OF LOT 1 DP 72977

TERRITORIAL AUTHORITY WHANGAREI DISTRICT
 Surveyed by J.A.S COOK
 Scale 1:2000 Date SEPT 1996

W.A. ROBERTSON, DIRECTOR GENERAL, QUINCY HOUSE, GENERAL DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND

19 OCT 1998





**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier NA116A/41
Land Registration District North Auckland
Date Issued 07 October 1998

Part-Cancelled

Prior References

NA28D/678

Estate Fee Simple
Area 4.0325 hectares more or less
Legal Description Lot 2 Deposited Plan 185432

Registered Owners
Ruakaka Developments Limited

Interests

D318421.2 Consent Notice pursuant to Section 221 (1) Resource Management Act 1991 - 7.10.1998 at 3.44 pm
Subject to a power supply right over part marked B on DP 185432 specified in Easement Certificate D318421.4 -
7.10.1998 at 3.44 pm
The easements specified in Easement Certificate D318421.4 are subject to Section 243 (a) Resource Management
Act 1991
7082893.1 Notice pursuant to Section 18 Public Works Act 1981.- 25.10.2006 at 9:00 am
7296283.1 Notice of Intention under Section 23 of the Public Works Act 1981- 28.3.2007 at 9:00 am
7300756.1 Notice pursuant to Section 94C Transit New Zealand Act 1989 declaring the adjoining State Highway
15A from State Highway 1 intersection to Marsden Point to be a limited access road - 30.3.2007 at 9:00 am
7300756.2 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 30.3.2007 at 9:00 am
7446200.1 Proclamation (NZ Gazette 21.6.2007, No. 69, p. 1823) declaring part (Section 3 SO 379842, 149m2) to be
taken for road and vested in the Crown - 3.7.2007 at 9:00 am
11645517.15 Mortgage to ASB Bank Limited - 20.12.2019 at 5:23 pm



**RECORD OF TITLE
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FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier NA116A/42
Land Registration District North Auckland
Date Issued 07 October 1998

Part-Cancelled

Prior References

NA28D/678

Estate Fee Simple
Area 4.0038 hectares more or less
Legal Description Lot 3 Deposited Plan 185432

Registered Owners
Ruakaka Developments Limited

Interests

D318421.2 Consent Notice pursuant to Section 221(1) Resource Management Act 1991 by Whangarei District Council - 7.10.1998 at 3.44 pm

Appurtenant hereto is a power supply right specified in Easement Certificate D318421.4 - 7.10.1998 at 3.44 pm

The easements specified in Easement Certificate D318421.4 are subject to Section 243 (a) Resource Management Act 1991

7082893.1 Notice pursuant to Section 18 Public Works Act 1981.- 25.10.2006 at 9:00 am

7296283.1 Notice of Intention under Section 23 of the Public Works Act 1981- 28.3.2007 at 9:00 am

7300756.1 Notice pursuant to Section 94C Transit New Zealand Act 1989 declaring the adjoining State Highway 15A from State Highway 1 intersection to Marsden Point to be a limited access road - 30.3.2007 at 9:00 am

7446200.1 Proclamation (NZ Gazette 21.6.2007, No. 69, p. 1823) declaring part (Section 4 SO 379842, 3317m2) to be taken for road and vested in the Crown - 3.7.2007 at 9:00 am

11645517.15 Mortgage to ASB Bank Limited - 20.12.2019 at 5:23 pm

Approved APPROVED
J. Morrison
J. Morrison
 REGISTERED OWNERS

APPROVED PURSUANT TO SECTION 223 OF THE RESOURCE MANAGEMENT ACT 1991 ON THE 3 DAY OF July 1997 IN CONNECTION WITH THE GRANTING OR REVOCATION OF THE EASEMENTS SET FORTH IN THE MEMORANDUM THE SEAL OF THE WHANGAREI DISTRICT COUNCIL IS AFFIXED HERETO IN THE PRESENCE OF

MEMORANDUM OF EASEMENTS
 PURPOSE SHOWN SERVIENT DOMINANT EASEMENT TENEMENT

POWER SUPPLY EASEMENT	(A)	LOT 1	LOT 4
POWER SUPPLY EASEMENT	(A)	LOT 2	LOT 3

New CST allocated:
 Lot 1 116A/40
 Lot 2 116A/41
 Lot 3 116A/42
 Lot 4 116A/43

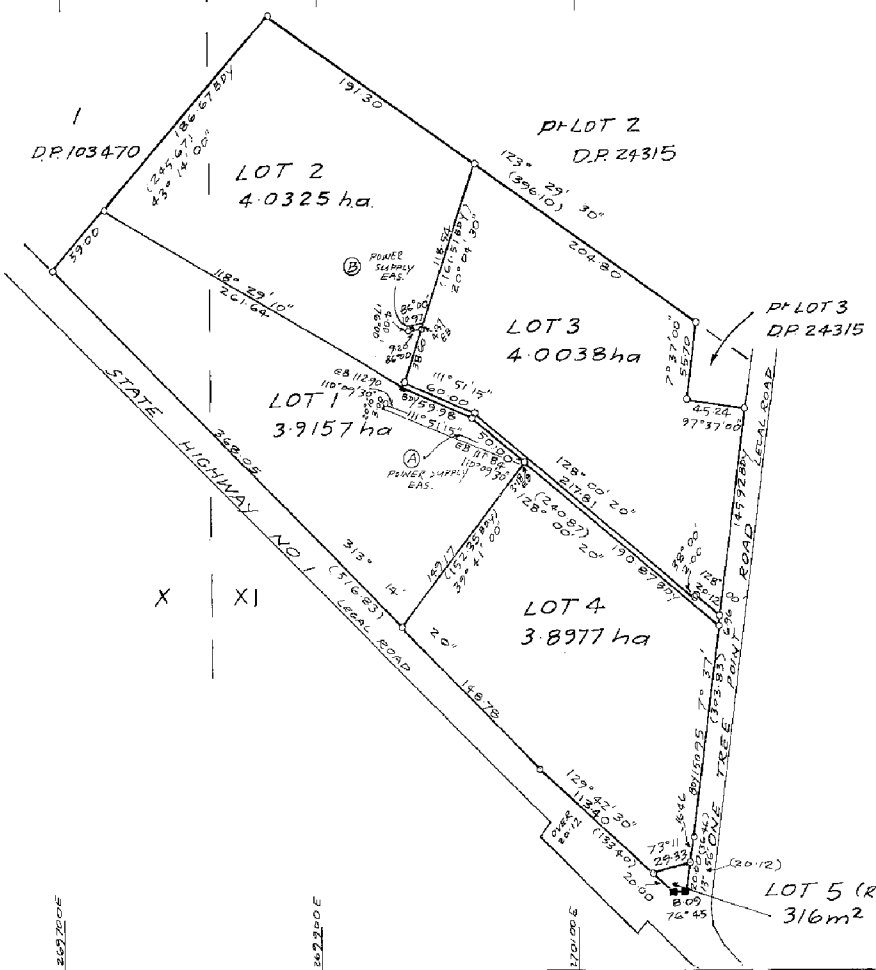
Total Area 15 881 3ha
 Comprised in C.T. 28P/67B.(BAL)

I JOHN ALFRED SUMMERS COOK
 Registered Surveyor and holder of an annual practicing certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act 1980 hereby certify that this plan has been made from surveys executed by me or under my directions that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof
 Dated at WHANGAREI this 2nd day of OCT. 1996 Signature *J.A.S. Cook*

Field Book *Inventory Book*
 Reference Plans
 Examined Correct *T.M. Morrison*

Approved as to Survey
 14 / 1 / 98 Deputy Chief Surveyor
 Decided this 7th day of October 1996
 District Land Registrar

File DP 185432
 Received 23 OCT 1997
 Instructions



LAND DISTRICT NORTH AUCKLAND
 Survey Blk. & Dist. X6, XI RUAKAKA
 NZMS 261 Sheet 007 Record Map No. 73

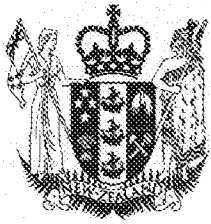
LOTS 1, 2, 3, 4 & 5 BEING A SUBDIVISION OF LOT 1 DP 72977

TERRITORIAL AUTHORITY WHANGAREI DISTRICT
 Surveyed by J.A.S COOK
 Scale 1:2000 Date SEPT 1996

M.A. ROBERTSON, DIRECTOR GENERAL, QUINCY HOUSE, GENERAL DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND

19 OCT 1998





**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier NA116A/43
Land Registration District North Auckland
Date Issued 07 October 1998

Part-Cancelled

Prior References

NA28D/678

Estate Fee Simple
Area 3.8977 hectares more or less
Legal Description Lot 4 Deposited Plan 185432

Registered Owners

Ruakaka Developments Limited

Interests

737844.1 Notice declaring the adjoining State Highway to be a limited access road - 11.1.1979 at 9:00 am
D318421.2 Consent Notice pursuant to Section 221(1) Resource Management Act 1991 - 7.10.1998 at 3.44 pm
Appurtenant hereto is a power supply right specified in Easement Certificate D318421.4 - 7.10.1998 at 3.44 pm
The easements specified in Easement Certificate D318421.4 are subject to Section 243 (a) Resource Management Act 1991
D661401.1 Compensation Certificate pursuant to Section 19 Public Works Act 1981 by Her Majesty the Queen - 30.11.2001 at 9:00 am
7082893.1 Notice pursuant to Section 18 Public Works Act 1981.- 25.10.2006 at 9:00 am
7296283.1 Notice of Intention under Section 23 of the Public Works Act 1981- 28.3.2007 at 9:00 am
7300756.1 Notice pursuant to Section 94C Transit New Zealand Act 1989 declaring the adjoining State Highway 15A from State Highway 1 intersection to Marsden Point to be a limited access road - 30.3.2007 at 9:00 am
7446200.1 Proclamation (NZ Gazette 21.6.2007, No. 69, p. 1823) declaring part (Section 2 SO 379842, 1.2595 ha) to be taken for road and vested in the Crown - 3.7.2007 at 9:00 am
11645517.15 Mortgage to ASB Bank Limited - 20.12.2019 at 5:23 pm

Approved APPROVED
J. Morrison
J. Morrison
 REGISTERED OWNERS

APPROVED PURSUANT TO SECTION 223 OF THE RESOURCE MANAGEMENT ACT 1991 ON THE 3 DAY OF July 1997 SUBJECT TO THE GRANTING OR REVOCATION OF THE EASEMENTS SET FORTH IN THE MEMORANDUM THE SEAL OF THE WHANGAREI DISTRICT COUNCIL IS AFFIXED HERETO IN THE PRESENCE OF

MEMORANDUM OF EASEMENTS
 PURPOSE SHOWN SERVIENT DOMINANT EASEMENT TENEMENT

POWER SUPPLY EASEMENT	(A)	LOT 1	LOT 4
POWER SUPPLY EASEMENT	(B)	LOT 2	LOT 3

New CST allocated:
 Lot 1 116A/40
 Lot 2 116A/41
 Lot 3 116A/42
 Lot 4 116A/43

Total Area 15 881 3ha
 Comprised in CT 28P/67B (BAL)

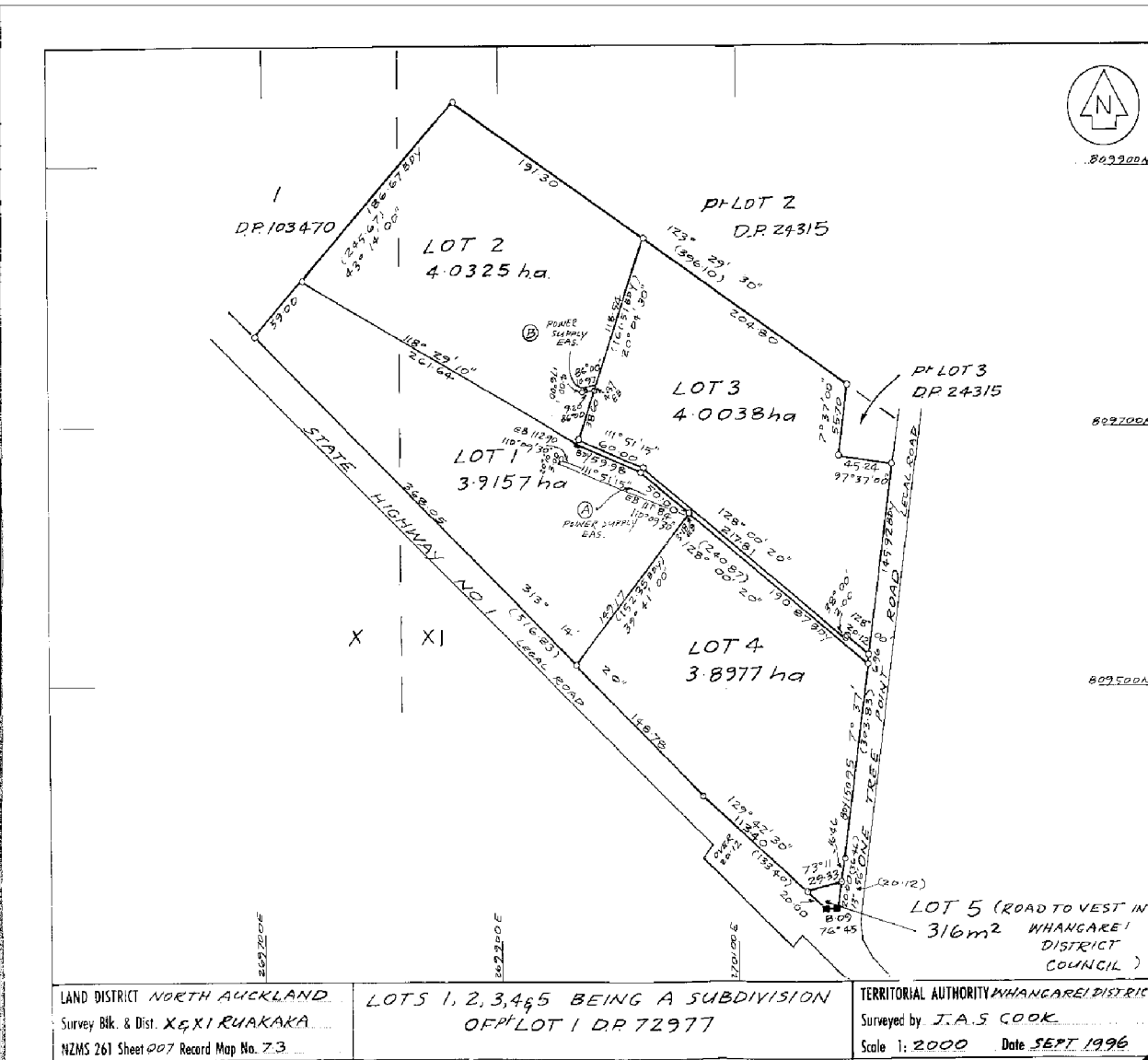
I JOHN ALFRED SUMMERS COOK
 Registered Surveyor and holder of an annual practicing certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act 1980 hereby certify that this plan has been made from surveys executed by me or under my direction that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof
 Dated at WHANGAREI this 2nd day of OCT. 1996 Signature *J.A.S. Cook*

Field Book *Inventory Book*
 Reference Plans
 Examined Correct *T.M. Morrison*

Approved as to Survey
 14 / 1 / 98 Deputy Chief Surveyor *Johnston*

Decided this 7th day of October 1998
 District Land Registrar *Johnston*

File DP 185432
 Received 23 OCT 1997
 Instructions



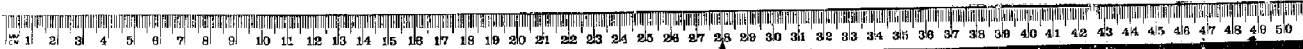
LAND DISTRICT NORTH AUCKLAND
 Survey Blk. & Dist. X6, XI RUAKAKA
 NZMS 261 Sheet 007 Record Map No. 73

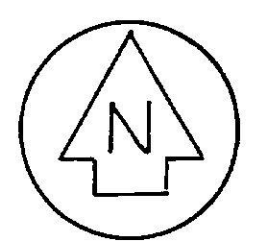
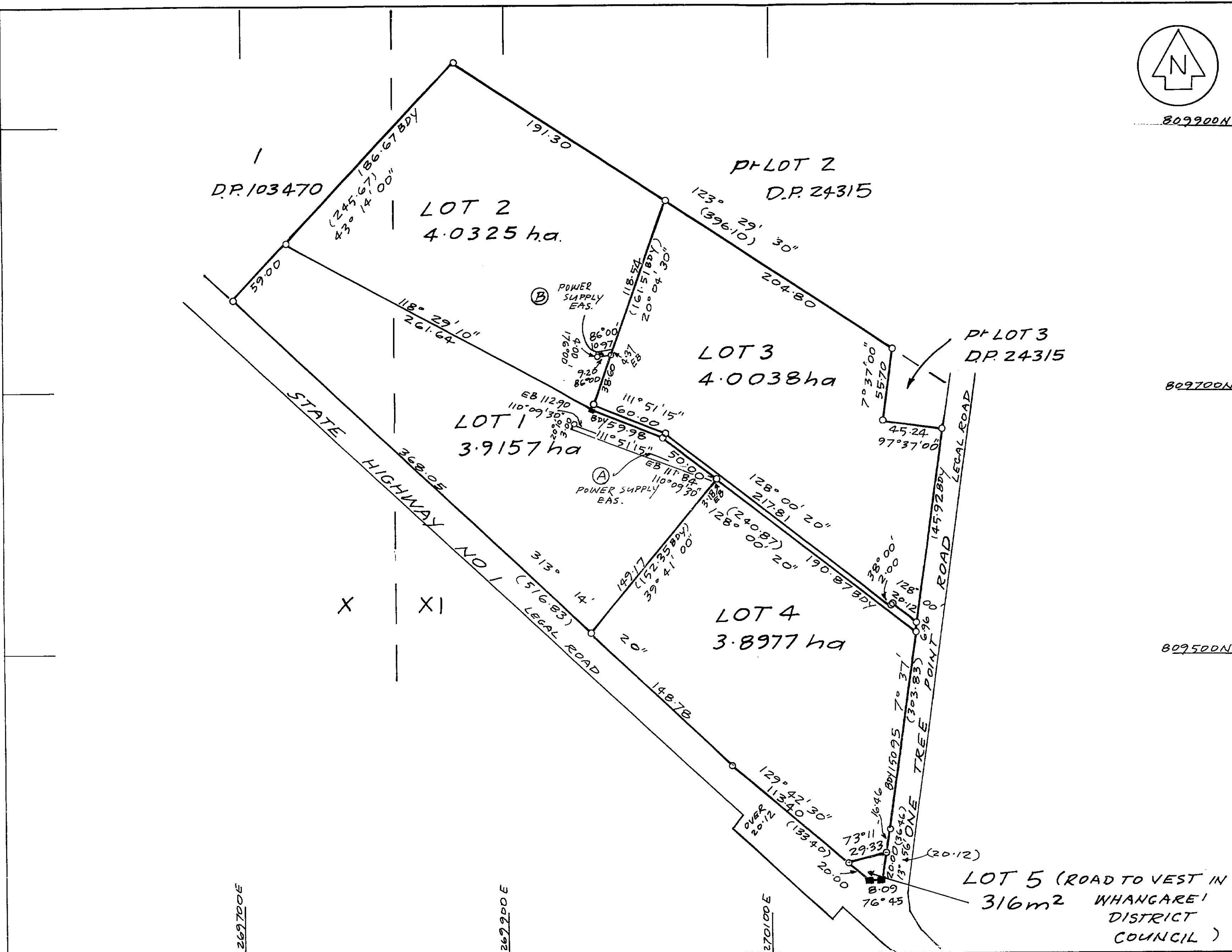
LOTS 1, 2, 3, 4 & 5 BEING A SUBDIVISION
 OF LOT 1 DP 72977

TERRITORIAL AUTHORITY WHANGAREI DISTRICT
 Surveyed by J.A.S COOK
 Scale 1:2000 Date SEPT 1996

M.A. ROBERTSON DIRECTOR GENERAL SURVEYOR GENERAL DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND

19 OCT 1998





Approvals APPROVED
S. Munnie
F. Munnie
 REGISTERED OWNERS

809900N APPROVED PURSUANT TO SECTION 223 OF THE RESOURCE MANAGEMENT ACT 1991 ON THE 5 DAY OF July 1997 SUBJECT TO THE GRANTING OR RESERVING OF THE EASEMENTS SET OUT IN THE MEMORANDUM THE SEAL OF THE WHANGAREI DISTRICT COUNCIL IS REFERRED HERETO IN THE PRESENCE OF
[Signature]
 District Secretary

MEMORANDUM OF EASEMENTS
 PURPOSE SHOWN SERVIENT DOMINANT TENEMENT TENEMENT

POWER SUPPLY EASEMENT (A)	LOT 1	LOT 4
POWER SUPPLY EASEMENT (B)	LOT 2	LOT 3

New CST allocated:
 Lot 1 116A/40
 Lot 2 116A/41
 Lot 3 116A/42
 Lot 4 116A/43

Total Area 15.8813ha
 Comprised in C.T. 28D/678 (BAL.)

I, JOHN ALFRED SUMMERS COOK
 Registered Surveyor and holder of an annual practising certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act 1986 hereby certify that this plan has been made from surveys executed by me or under my directions, that both plan and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof.
 Dated at WHANGAREI this 2nd day of Oct. 1996 Signature *J. A. S. Cook*

Field Book p. Traverse Book p.
 Reference Plans
 Examined Correct T.M. Mar. Co. a.

Approved as to Survey
 14 / 1 / 198 *[Signature]*
 Deputy Chief Surveyor

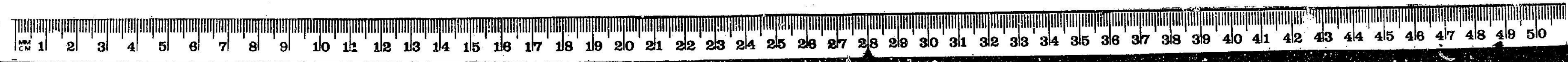
Deposited this 7th day of October 1996
[Signature]
 District Land Registrar

File Received Instructions 23 OCT 1997 DP 185432

LAND DISTRICT NORTH AUCKLAND
 Survey Blk. & Dist. X & XI RUAKAKA
 NZMS 261 Sheet 007 Record Map No. 73

LOTS 1, 2, 3, 4 & 5 BEING A SUBDIVISION
 OF PLOT 1 D.P. 72977

TERRITORIAL AUTHORITY WHANGAREI DISTRICT
 Surveyed by J.A.S. COOK
 Scale 1:2000 Date SEPT 1996



19 OCT 1998

737844.1 GN

The District Land Registrar
NORTH AUCKLAND REGISTRY

STATEMENT IN RESPECT OF LIMITED ACCESS ROAD

I, Alexander William Aitken, District Commissioner of Works and Development at Auckland, annex hereto a copy of declaration, schedule and plans in respect of State Highway No.1 (Awanui to Bluff), pursuant to the requirements of paragraph (c) sub-section (10) of section 4 of the Public Works Amendment Act 1963.

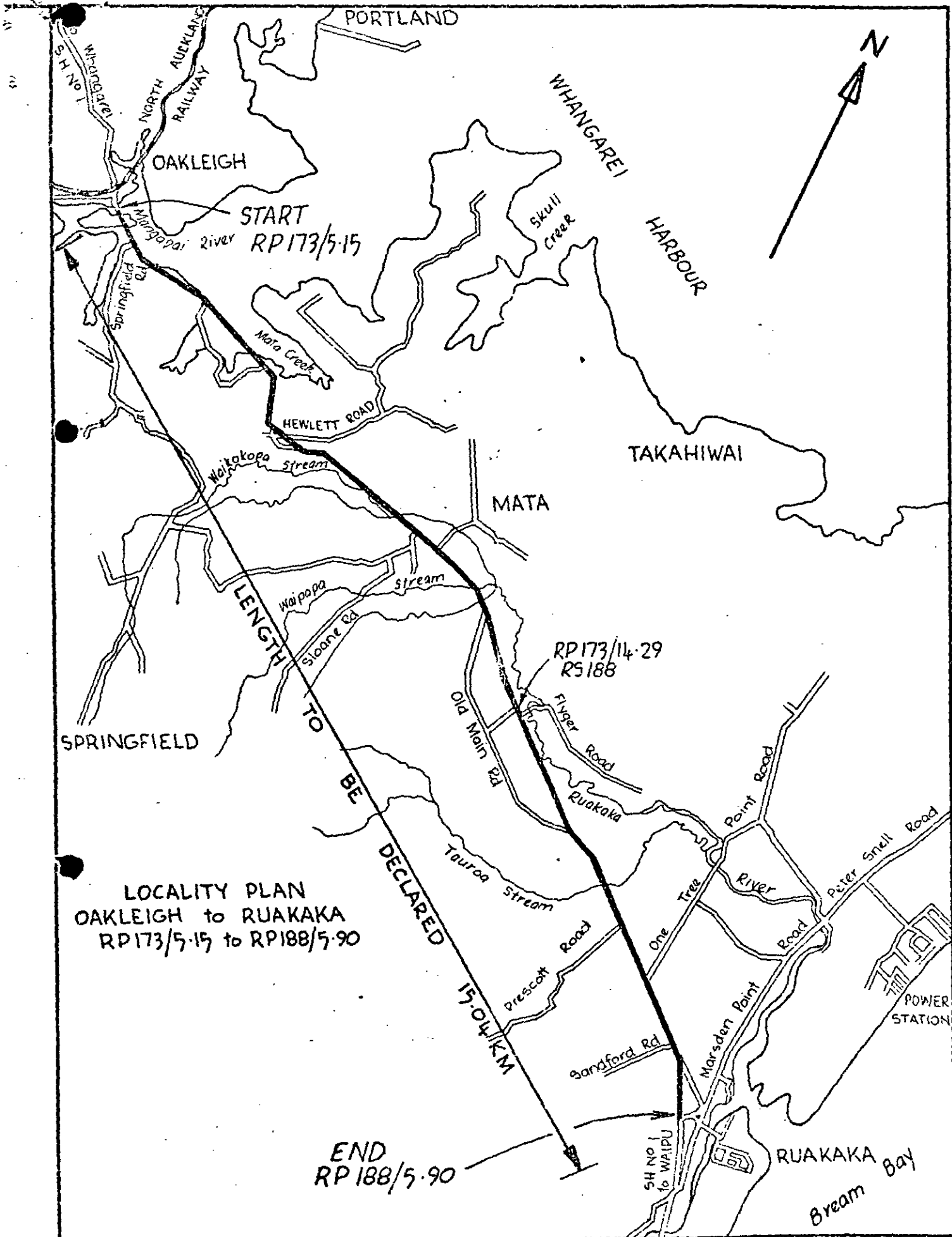
Dated at Auckland this

day of

1979



A W Aitken
District Commissioner of Works



LOCALITY PLAN
 OAKLEIGH to RUAKAKA
 RP 173/5-15 to RP 188/5-90

END
 RP 188/5-90

**HARRISON AND GRIERSON
 AND PARTNERS**

CONSULTING ENGINEERS REGISTERED SURVEYORS
 CIVIL ENGINEERS

LIMITED ACCESS ROAD
 DECLARATION
 SH1 RDI RS 173

SH1 RDI

SCALE:
 1:63,360

DRAWING No.

1106/2

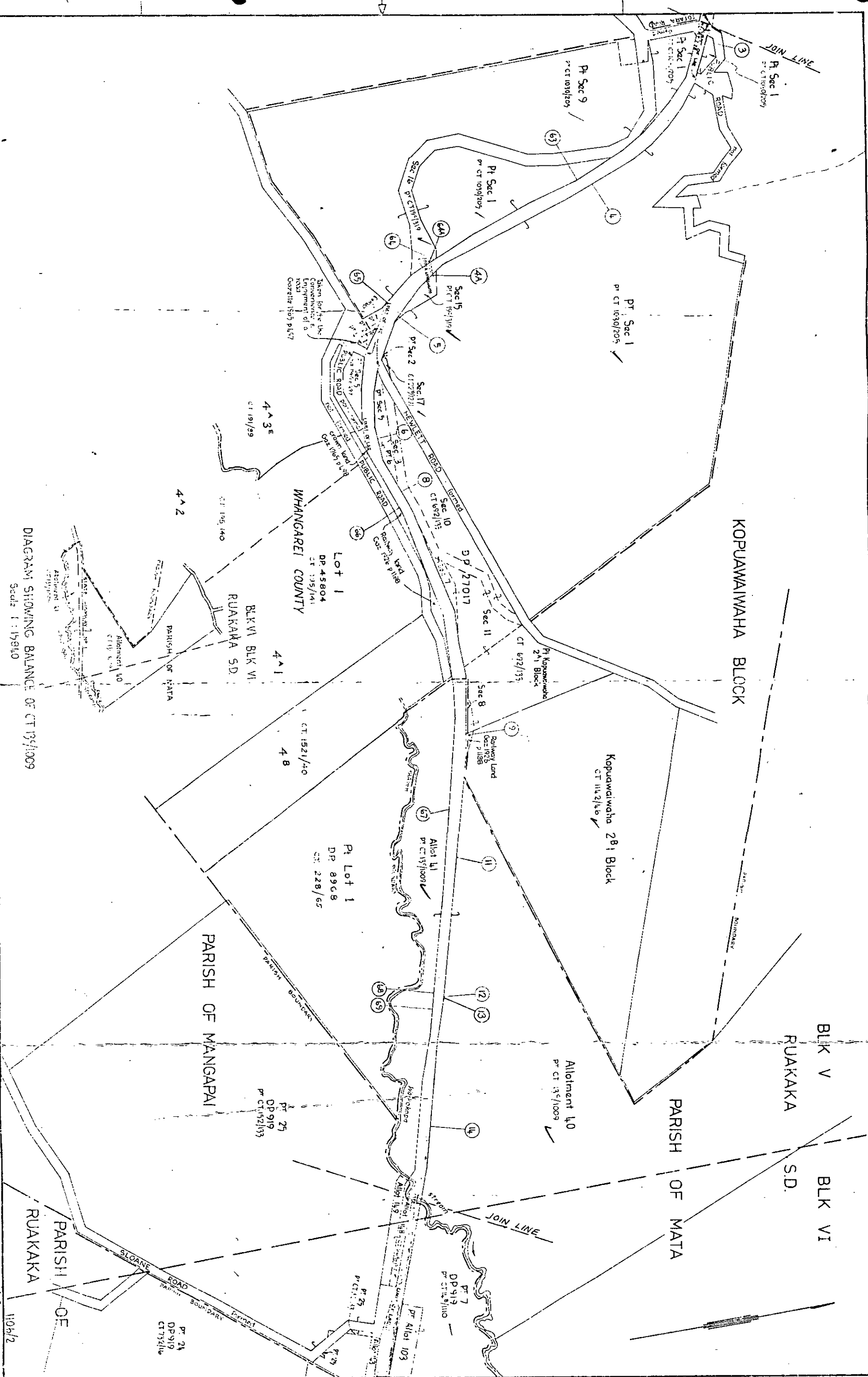
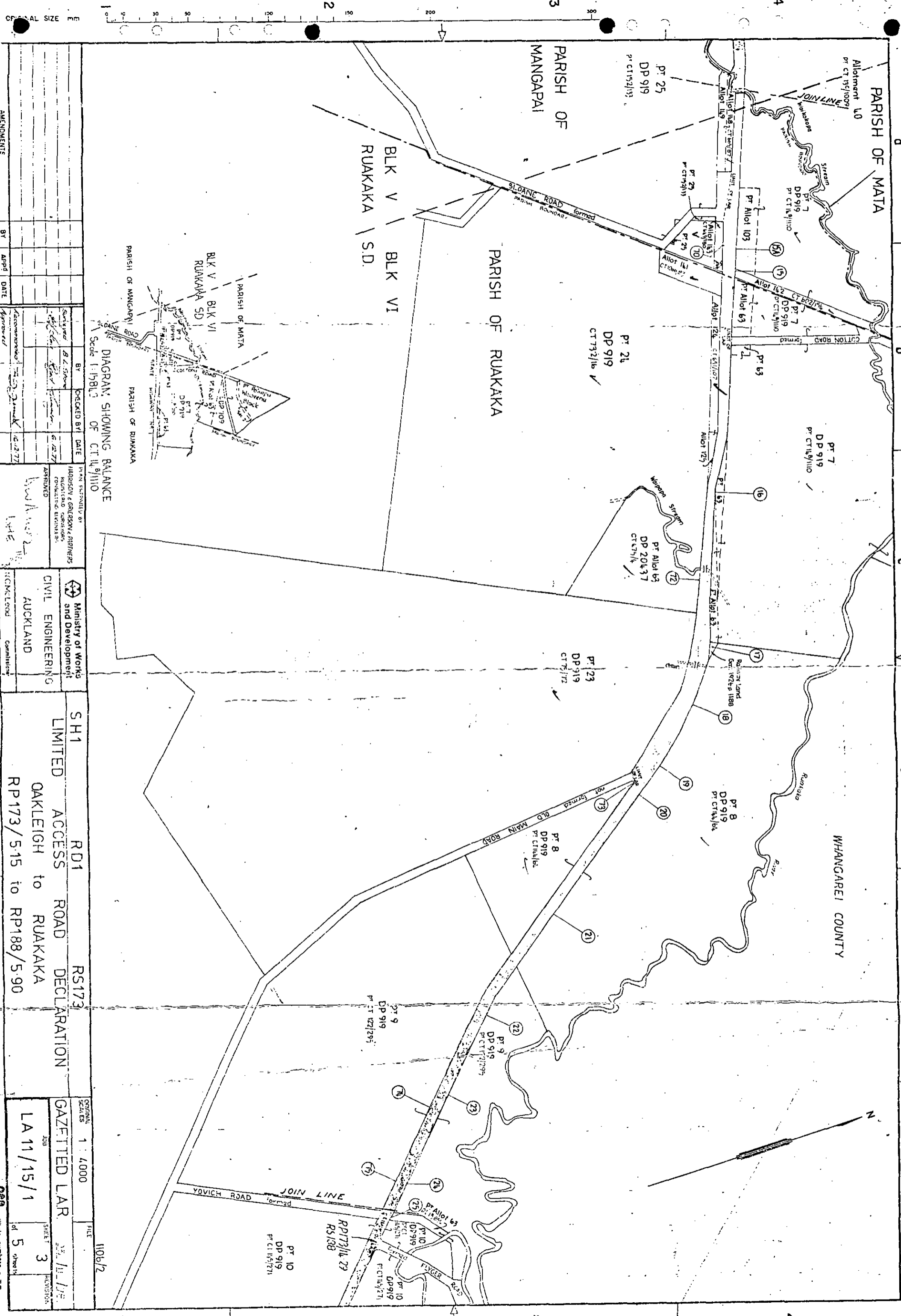


DIAGRAM SHOWING BALANCE OF CT 194/1009
Scale 1:15810

APPROVED		CHECKED BY DATE		DRAWN BY DATE		DATE		BY		FILE	
SH1	RD1	RS173	LA11/15/1	LA11/15/1	LA11/15/1	LA11/15/1	LA11/15/1	LA11/15/1	LA11/15/1	LA11/15/1	LA11/15/1
LIMITED ACCESS ROAD DECLARATION						GAZETTED L.A.R.					
OAKLEIGH to RUAKAKA						LA 11/15/1					
RP173/5.15 to RP188/5.90						2					
SH1 RD1 RS173						GAZETTED L.A.R.					
LIMITED ACCESS ROAD DECLARATION						LA 11/15/1					
OAKLEIGH to RUAKAKA						2					
RP173/5.15 to RP188/5.90						5					

MINISTRY OF WORKS and DEVELOPMENT
CIVIL ENGINEERING
AUCKLAND

Scale 1:15810



ORIGINAL SIZE mm

AMENDMENTS		BY	APPRD	DATE
RECOMMENDED		BY	APPRD	DATE
APPROVED		BY	APPRD	DATE

DIAGRAM SHOWING BALANCE
Scale 1:15813 OF C.T. 152/1110

MANUFACTURED BY
HARRISON & GIBSON, ENGINEERS
REGISTERED ENGINEERS
CONSULTING ENGINEERS

Ministry of Works
and Development
CIVIL ENGINEERING
AUCKLAND

SH1 RD1 RS173
LIMITED ACCESS ROAD DECLARATION
OAKLEIGH to RUAKAKA
RP173/515 to RP188/590

GAZETTED LAR
JOB LA 11/15/1
SHEET 3
REVISION
of 5 sheets

110612

AMENDMENTS	BY	APPRD	DATE

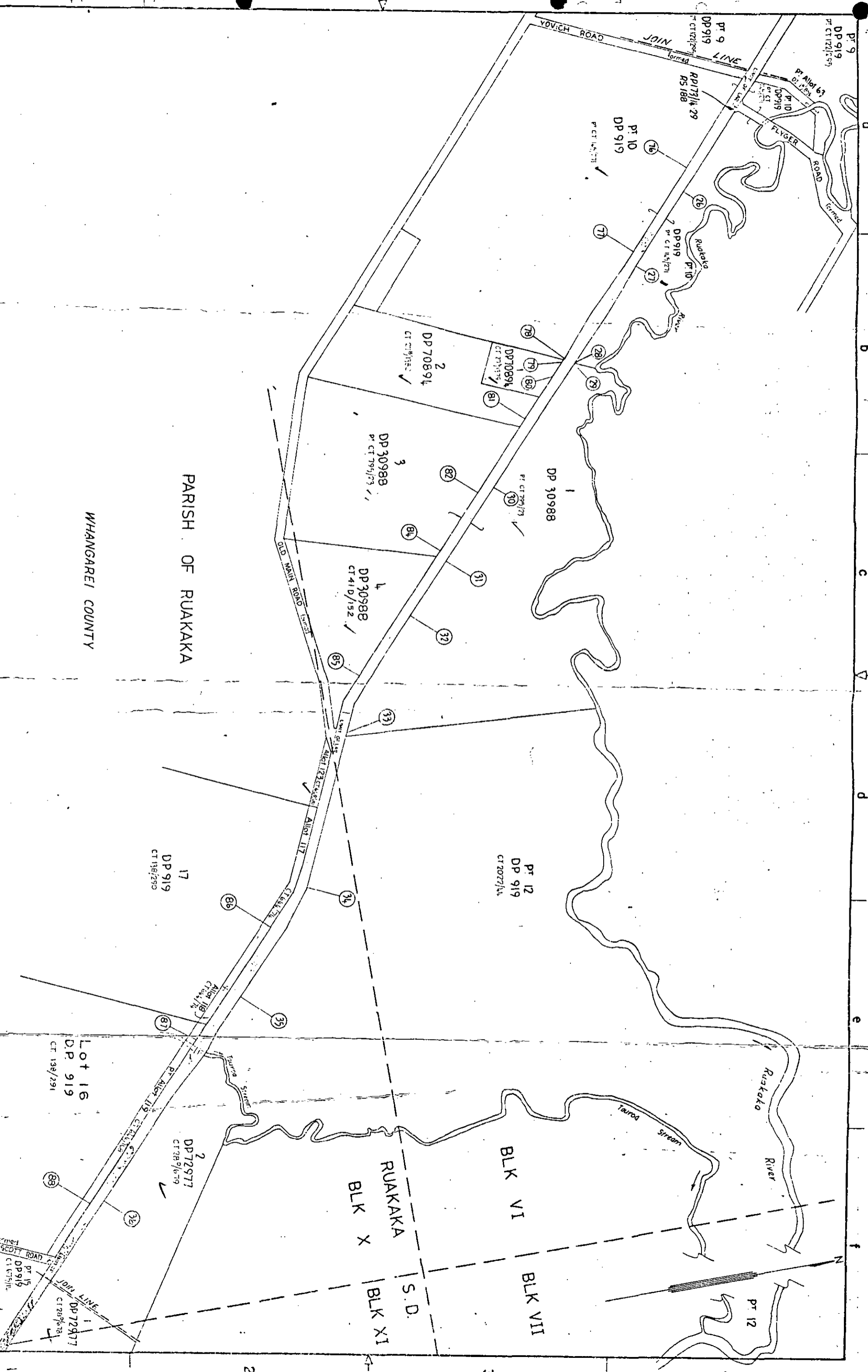
Checked by: <i>B. L. Stone</i> Date: 6/2/17 Approved: <i>[Signature]</i> Date: 14/12/17	Checked by: <i>[Signature]</i> Date: 14/12/17
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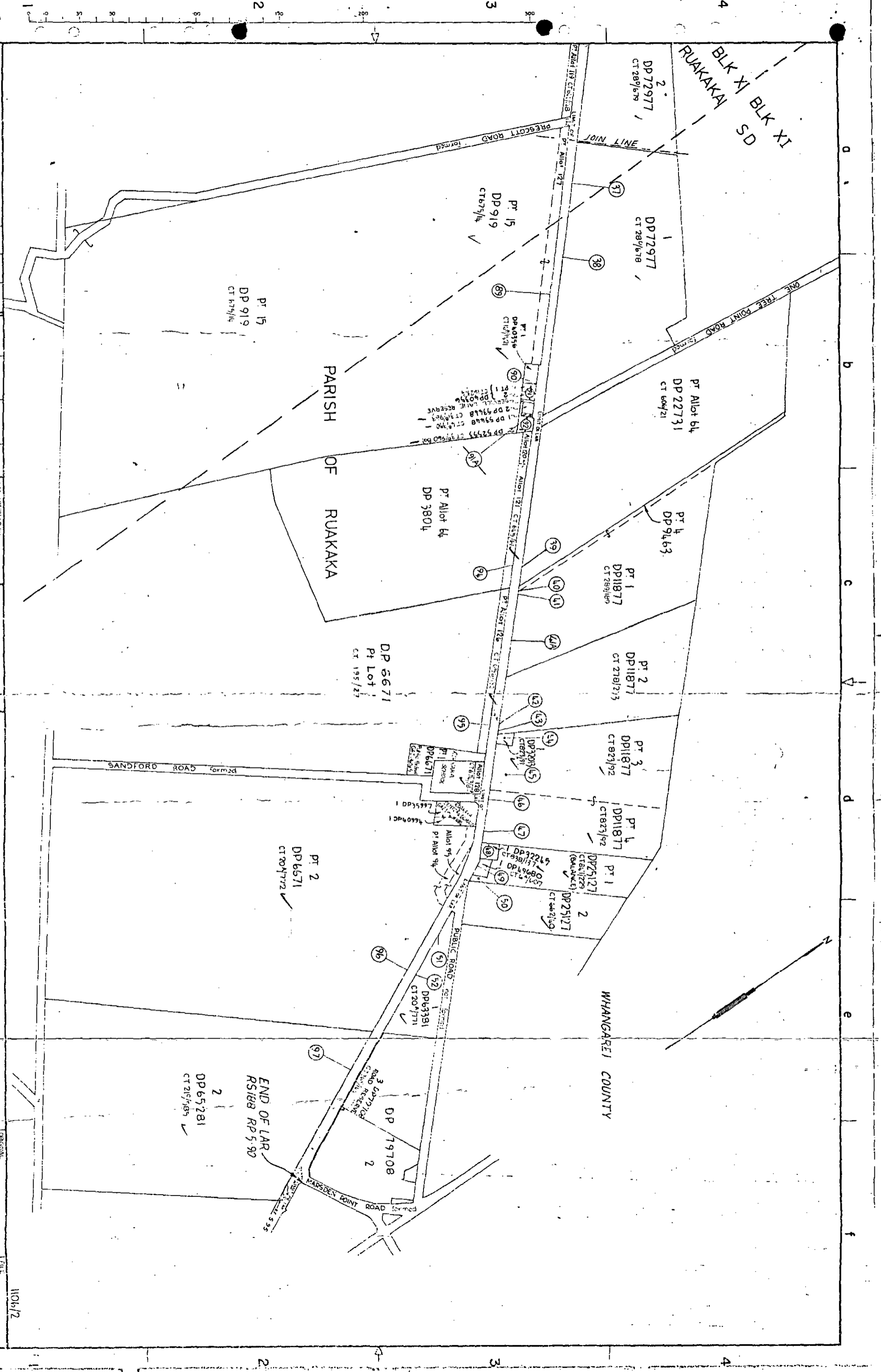
PLAN PREPARED BY
HARRISON & CADESON PARTNERS
 111 RIVERVIEW ROAD
 AUCKLAND
 APPROVED: *[Signature]*
 DATE: 13/11/17

Ministry of Works
 and Development
 CIVIL ENGINEERING
 AUCKLAND
 NCM/Leof Commissioned

SH1 RD1 RS173
 LIMITED ACCESS ROAD DECLARATION
 OAKLEIGH to RUAKAKA
 RP173/5.15 to RP188/5.90

ORIGINAL SCALE 1:4000
 GAZETTED LAR 23/11/17
 LA 11/15/1
 SHEET 4 of 5 sheets
 Whole numbers & mm
 Declined expressions





AMENDMENTS	BY	APPD	DATE
	Approved		16-12-11

CHECKED BY	DATE
Approved	16-12-11

SH1 RD1 RS173
LIMITED ACCESS ROAD DECLARATION
OAKLEIGH to RUAKAKA
RP173/515 to RP188/590

Ministry of Works and Development
CIVIL ENGINEERING
AUCKLAND

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 1 of 18 sheets

State Highway No. 1 ; ... LEFT HAND SIDE (NORTH)			
From: OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref.*	
	START OF LIMITED ACCESS ROAD (R.P. 173 - R.P. 5.15)		
	OAKLEIGH Bridge - Panciraira Creek (Northern Abutment)		
1	Farm Gate	1	Part Te Koare Island Part C.T. 751/41 Ltd ✓
Nil	No existing entrance to State Highway - no access allocated	-	Parts Allot- ment 163, Parish of Mangapai - Tidal land No registration
	MANGAPAI RIVER - Tidal		
Nil	No existing entrance to State Highway - no access allocated	-	Part Allotment 164 - Tidal land No Registration
	WHANGAREI RIVER - Tidal		
Nil	No existing entrance to State Highway - no access allocated	-	Part Allotment 165 - Tidal land No Registration

* As shown on Plan No LA 117/1571 deposited in the office of
of Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 2 of 18 sheets

State Highway No. <u>1</u> ; <u>LEFT HAND SIDE (NORTH)</u>			
From: OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
1	Farm Gate	2	Part Northern Portion of Allotment 56 Parish of Mangapai Part C.T. 555/35Ltd
Nil	No existing entrance to State Highway - no access allocated	-	Part Allotment 165 - Tidal land No Registration
	LIMITED ACCESS ROAD ENDS R.P. 6.41		
	SECTION OF ROAD NOT INCLUDED IN THIS DECLARATION		
	LIMITED ACCESS ROAD STARTS R.P. 7.79		

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 3 of 18 sheets

State Highway No. <u>1</u> ; LEFT HAND SIDE (NORTH)			
From: OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: <u>6 12 77</u>			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
NO.	Description	MWD Ref. #	
Nil	No existing entrance to State Highway access point not practical	-	Part Kopuawaiwaha 4A4 East Block Gazette 1897 p. 1747
	PUBLIC ROAD - Not Formed		
1	Farm Gate	3	Part Section 1 Block V Ruakaka S.D. Part C.T.1030/205
	PUBLIC ROAD - Not Formed		
1	Farm Gate	4	Part Sections 1 and 2 Block V Ruakaka S.D. Part C.T. 1030/205
2	Vehicle Access Subway Access	5 4A	Section 15 Block V Ruakaka S.D. Part C.T. 19C/ 319
Nil	No existing entrance to State Highway - legal access to Hewlett Road is practical	-	Section 17 Block V Ruakaka S.D. C.T. 22B/1271
	HEWLETT ROAD - Formed		

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet .. 4. of .. 18 sheets

State Highway No. 11; LEFT HAND SIDE (NORTH)...			
From: OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
NO.	Description	MWD Ref. #	
	Farm Gate Vehicle Access	6 8	Sections 3, 7, 8, 11, Part Sections 5 and 6, Block V, Ruakaka S.D. D.P. 27017 and Part Kopuawaiwaha No. 2A Block C.T. 692/133
Nil	No existing entrance to State Highway - access point allocated	9	Railway Land Gazette 1926 p. 1188
Nil	No existing entrance to State Highway - legal access to Hewlett Road practical	-	Kopuawaiwaha No. 2B1, Block C.T. 1142/46
4	Farm Gate Vehicle Access Farm Gate Farm Gate	11 12 13 14	Allotment 40 Parish of Mata Part C.T.13C/ 1009
WAIKOKOPA STREAM			
1	No vehicle existing entrance to State Highway	15A	Part Lot 7 D.P. 919 and Part Allotment 103, Parish of Mangapai Part C.T. 14B/ 1110
1	Vehicle Access	15	Allotment 142 Parish of Mangapai C.T. 602/154

* As shown on Plan N^o LA. 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 5 of 16 sheets

State Highway No. 1; LEFT HAND SIDE (NORTH)			
From; OAKLEIGH			
To; RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH...
No.	Description	MWD Ref. #	-- AUCKLAND LAND REGISTRATION DIST.
Nil	No existing entrance to State Highway - practical access available from Cotton Road	-	Part Lot 7 D.P. 919 Part Allotment 63, Parish of Ruakaka. Part C.T. 14B/1110
	COTTON ROAD - Formed		
1	Farm Gate	16	Parts Allotment 63, Parish of Ruakaka and Part Lot 7 D.P. 919 Part C.T. 14B/1110
	WAIPAPA STREAM		
Nil	No existing entrance to State Highway - access point allocated	17	Railway Land Gazette 1926 p. 1188
4	Taranaki Gate Taranaki Gate Vehicle Access Taranaki gate	18 19 20 21	Part Lot 8 D.P. 919 Part C.T. 144/64
3	Farm Gate Farm Gate Vehicle Access	22 23 24	Part Lot 9 D.P. 919 Part C.T. 122/295
1	Farm Gate	25	Part Allotment 63, Parish of Ruakaka Deeds Index 1B. 854

* As shown on Plan No. LA. 11/15/1 deposited in the office of at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 6 of 18 sheets

State Highway No. 1 ; LEFT HAND SIDE (NORTH- From: OAKLEIGH EAST) To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
Nil	No existing entrance to State Highway - legal access to Flyger Road is practical	-	Part Lot 10 D.P. 919 Part C.T.145/271
	FLYGER ROAD - Formed RP 173/14.29 (R.S. 188)		
3	Farm Gate Farm Gate Farm Gate	26 27 28	Part Lot 10 D.P. 919 Part C.T. 145/ 271
5	Taranaki Gate Vehicle Access Farm Gate Farm Gate Vehicle Access	29 30 31 32 33	Lot 1 D.P. 30988 Part C.T.795/23
2	Combined Vehicle Access and Farm Gate Taranaki Gate	34 35	Part Lot 12 D.P. 919 C.T. 2022/44
	TAUROA STREAM		
1	Farm Gate	36	Lot 2 D.P. 72977 C.T. 28D/679
2	Vehicle Access Vehicle Access	37 38	Lot 1 D.P. 72977 C.T.28D/678
	ONE TREE POINT ROAD - Formed		

* As shown on Plan No. I.A. 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 7 of 18 sheets

State Highway No. 1 ; LEFT HAND SIDE (NORTH -			
From; OAKLEIGH		EAST)	
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			
No.	Description	MWD Ref.*	LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
1	Double Farm Gates	39	Part Allotment 64, Parish of Ruakaka D.P. 22731 C.T. 606/21
3	Vehicle Access Farm Gate Vehicle Access	40 41 41A	Part Lot 4 D.P. 9463 and Part Lot 1 D.P. 11877 C.T. 289/189
2	Vehicle Access Vehicle Access	42 43	Part Lot 2 D.P. 11877 C.T. 278/273
Nil	No existing entrance to State Highway - access point allocated	44	Lot 1 D.P. 32013 C.T. 823/91
Nil	No existing entrance to State Highway - access point allocated	45	Part Lot 3 D.P. 11877 Part C.T. 823/92
2	Farm Gate Vehicle Access	46 47	Part Lot 4 D.P. 11877 Part C.T. 823/92
1	Commercial - Service Station and Store	48	Lot 1 D.P. 32245 C.T. 838/137

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 8 of 18 sheets

State Highway No. <u>1</u> ; <u>LEFT HAND SIDE (NORTH -</u> From; <u>OAKLEIGH</u> <u>EAST)</u> To: <u>RUAKAKA</u>			
GAZETTE INFORMATION			
Access Details at: <u>6.12.77</u>			<u>LAND IN NORTH</u> <u>AUCKLAND AND</u> <u>REGISTRATION DIST.</u>
No.	Description	MWD Ref.*	
1	Vehicle Access	49	Lot 1, D.P. 49680 C.T. 6A/607
Nil	No existing entrance to State Highway - access point allocated	50	Part Lot 1 D.P. 25127 C.T. 847/229 (Balance)
Nil	No existing entrance to State Highway - legal access to Public Road is practical	-	Lot 2 D.P. 25127 C.T. 662/40
	PUBLIC ROAD - Not Formed		
2	Vehicle Access Farm Gate	51 52	Lot 1 D.P. 63381 C.T. 20A/771
Nil	No existing entrance to State Highway - access point not required	-	Lot 3 D.P. 79708 C.T. 36C/144
	MARSDEN POINT ROAD - Formed		
	LIMITED ACCESS ROAD ENDS R.S. 188 R.P. 5.90		

* As shown on Plan No LA. 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 9 of 18 sheets

State Highway No. <u>L</u> ; <u>RIGHT-HAND-SIDE</u> -(SOUTH)			
From; OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
	START OF LIMITED ACCESS ROAD R.S. 173 R.P. 5.15		
	OAKLEIGH Bridge - Paneiraira Creek (Northern Abutment)		
2	Farm Gate Vehicle Access - also gives access to Part Te Koare Island	53 54	Stopped road Gazette 1933 p. 2455 - subject to Land to be taken for Road S.O, 45848
Nil	No existing entrance to State Highway - access available from C.P. 53		Part Allotment 163, Parish of Mangapai - Tidal land No registration
Nil	No existing entrance to State Highway - access point not warranted	-	Part Te Koare Island Part C.T. 751/41 Ltd
	MANGAPAI RIVER - Tidal Channel		
Nil	No existing entrance to State Highway - access available from Springfield Road	-	Part Allotment 164 - Tidal land No registration
	SPRINGFIELD ROAD - Formed		
1	Vehicle Access - also gives practical access to Lot 1, D.P. 67170	55	Lot 1 D.P. 58011 C.T. 12C/1193

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet .. 10 of 18 sheets

State Highway No. 1 ; RIGHT HAND SIDE (SOUTH)			
From; OAKLEIGH			
To; RUAKAKA			
GAZETTE INFORMATION			
Access Details at; 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
1	Commercial - Service Station	56	Lot 2 D.P. 58011 C.T.12C/1194
WHANGAREI HARBOUR			
Nil	No existing entrance to State Highway - access point allocated	57	Part Allotment 165, Parish of Mangapai - Dry Land No Registration
2	Vehicle Access Vehicle Access	58 60	Part Northern Portion of Allotment 56 Parish of Mangapai Part C.T. 555/35Ltd
1	Vehicle Access	62	Allotment 157 Parish of Mangapai C.T.699/182
Nil	No existing entrance to State Highway - legal access to Public Road is practical	-	Part Te Totara Block C.T.1812/12
Nil	No existing entrance to State Highway - legal access to Public Road is practical	-	Railway Land Gazette 1926 p. 1188
LIMITED ACCESS ROAD Stops R.P. 6.41			

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 11 of 18 sheets

State Highway No. 1 ; HAND SIDE		From; OAKLEIGH RIGHT (SOUTH)	
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77.		LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.	
No.	Description	MWD Ref. #	
	LIMITED ACCESS ROAD STARTS R.P. 7.73		
	TOTARA ROAD - Formed		
Nil	No existing entrance to State Highway - legal access to Totara Road is practical	-	Part Section 1 Block V Ruakaka S.D. Part C.T. 1030/205

* As shown on Plan No LA 11/12/77 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 12 of 18 sheets

State Highway No. 1 ; RIGHT HAND SIDE (SOUTH)			
From; OAKLEIGH			
To; RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
Nil	No existing entrance to State Highway - access to Totara Road is practical also via C.P.64 and adjoining land	-	Section 16 Block V Ruakaka S.D. Part C.T.19C/319
1	Farm Gate	63	Part Section 1 Block V Ruakaka S.D. Part C.T.1030/205
2	Farm Gate Subway Access	64 64A	Section 16 Block V Ruakaka S.D. Part C.T.19C/319
1	Vehicle Access	63	Part Section 9 Block V Ruakaka S.D. Part C.T.1030/205
	PUBLIC ROAD - Formed		
Nil	No existing entrance to State Highway - legal access to Public Road is practical	-	Part Sections 1, 2 & 4, Block V, Ruakaka S.D. Gazette 1965 p. 497
	PUBLIC ROAD - Partly Formed		
Nil	No existing entrance to State Highway - legal access to Public Road is practical		Part Section 5, Block V, Ruakaka S.D. Gazette 1965 p. 497
	PUBLIC ROAD - Partly Formed		

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 13. of .18 sheets

State Highway No. 1.; RIGHT HAND SIDE (SOUTH)			
From; OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref.*	
1	Farm Gate - also gives access to Pt Lot 6 D.P.8968 C.T. 228/65	66	Railway Land Gazette 1926 p. 1188
3	Farm Gate Farm Gate Farm Gate	67 68 69	Allotment 41 Parish of Mata Part C.T. 13C/1009
	WAIKOKOPA STREAM		
Nil	No existing entrance to State Highway - legal access to Sloane Road	-	Allotment 148 Parish of Mangapai Part C.T. 665/87
	SLOANE ROAD - Formed		
1	Vehicle Access	70	Allotments 143 and 144, Parish of Mangapai C.T.649/180
Nil	No existing entrance to State Highway - access available to Sloane Road		Allotment 141 Parish of Ruakaka C.T.1066/83

* As shown on Plan No LA 11/15/1 deposited in the office of at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 14 of 18 sheets

State Highway No. 1 : RIGHT-HAND-SIDE (SOUTH)			
From; OAKLEIGH			
To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
NO.	Description	MWD Ref. #	
Nil	No existing entrance to State Highway - practical access available over adjoining land in same ownership	-	Allotments 124 and 125, Parish of Ruakaka C.T. 651/107
Nil	No existing entrance to State Highway - legal access to Sloane Road is practical	-	Part Lot 24 D.P. 919 C.T. 732/16
	WAIPAPA STREAM		
1	Farm Gate	72	Part Allotment 63, Parish of Ruakaka D.P. 20437 C.T. 475/4
Nil	No existing entrance to State Highway - legal access to Old Main Rd is practical	-	Part Lot 23 D.P. 919 C.T. 75/72
	OLD MAIN ROAD - Not Formed		
1	Farm Gate	73	Part Lot 8 D.P. 919, Part C.T. 144/64
2	Farm Gate Farm Gate	74 75	Part Lot 9 D.P. 919 Part C.T. 122/295
	YOVICH ROAD - Formed		
3	Farm Gate Farm Gate Farm Gate	76 77 78	Part Lot 10 D.P. 919, Part C.T. 145/271

* As shown on Plan No LA 11/15/1... deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 15 of 18 sheets

State Highway No. 1 ; .. RIGHT HAND SIDE .. (SOUTH- From; OAKLEIGH WEST) To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH- AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
2	Vehicle Access Vehicle Access	79 80	Lot 1 D.P. 70894 C.T.27B/1379
1	Taranaki Gate	81	Lot 2 D.P. 70894 C.T.27B/1380
2	Vehicle Access Vehicle Access	82 84	Lot 3 D.P. 30988 Part C.T. 795/23
1	Taranaki Gate	85	Lot 4 D.P.30988 C.T.41D/152
	OLD MAIN ROAD - Formed		
Nil	No existing entrance to State Highway - access to Old Main Road is practical	-	Allotment 123 Parish of Ruakaka C.T.649/181
1	Vehicle Access - also gives access to Lot 17, D.P. 919 in same ownership	86	Allotments 117 and 118, Parish of Ruakaka C.T. 644/74
2	Vehicle Access Vehicle Access - also gives access to Lot 16 D.P. 919 C.T. 138/291	87 88	Part Allotment 119, Parish of Ruakaka C.T. 644/148
	TAUROA STREAM		

* As shown on Plan No LA 11/15/1 deposited in the office of at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 16 of 18 sheets

State Highway No. 1; RIGHT HAND SIDE (SOUTH- From; OAKLEIGH WEST) To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
	PRESCOTT ROAD - Formed		
1	Vehicle Access	89	Part Allotment 127, Parish of Ruakaka and Part Lot 15 D.P. 919 C.T. 675/14
1	Farm Gate	90	Part Lot 1 D.P. 40356 C.T. 16B/1421
1	Commercial - Service Station and House	91	Part Lot 1 and Lot 2 D.P. 40356 C.T. 1623/4
	SERVICE LANE - Partly RESERVE Formed		Lot 4 D.P. 52553 Reserve for Service Lane
Nil	No existing entrance to State Highway - legal access to Service Lane is practical	-	Lot 2 D.P. 53448 C.T. 31B/963
1	Vehicle Access	91A	Lot 1 D.P. 53448 C.T. 4B/350
1	Commercial - Service Station and Wine Shop	92	Lot 2 D.P. 52553 C.T. 3B/960 (Balance)

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 17 of 18 sheets

State Highway No. 1; RIGHT HAND SIDE (SOUTH- From; OAKLEIGH WEST) To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. #	
1	Vehicle access - also gives access to Part Allotment 64 in same ownership	94	Allotments 120 and 121, Parish of Ruakaka C.T. 645/61
1	Vehicle Access - gives access to Pt Lot 1 D.P. 6671 C.T. 195/27	95	Part Allotment 126, Parish of Ruakaka C.T. 656/132
Nil	No existing entrance to State Highway - legal access to Sandford Road is practical	-	Part Lot 1 D.P. 6671 Gazette 1960 p. 5
Nil	No existing entrance to State Highway - legal access to Sandford Road is practical	-	Allotment 128 Parish of Ruakaka C.T. 674/28
SANDFORD ROAD - Formed			
Nil	No existing entrance to State Highway - legal access to Sandford Road is practical		Lot 1 D.P. 40994 Gazette 1954 p. 1184
1	Vehicle Access	96	Part Allotment 94 and Allot- ment 95, Parish of Ruakaka and Part Lot 2. D.P. 6671 C.T. 20A/772
1	Vehicle Access	97	Lot 2 D.P. 65281 C.T. 21C/585

* As shown on Plan No LA 11/15/1... deposited in the office of
at Wellington.

SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION

sheet 18 of 18 sheets

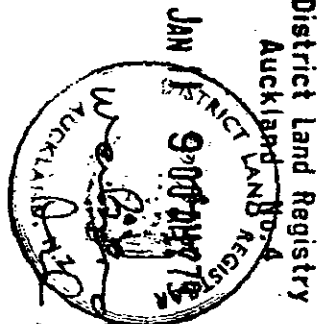
State Highway No. 1 ; RIGHT HAND SIDE (SOUTH- From; OAKLEIGH WEST) To: RUAKAKA			
GAZETTE INFORMATION			
Access Details at: 6.12.77			LAND IN NORTH AUCKLAND LAND REGISTRATION DIST.
No.	Description	MWD Ref. *	
	LIMITED ACCESS ROAD ENDS R.S. 188 R.P. 5.95 - Southern Boundary of lot 2 D.P. 65281		

* As shown on Plan No LA 11/15/1 deposited in the office of
at Wellington.

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NOTICE DECLARING STATE HIGHWAY
LIMITED ACCESS ROAD

IN THE MATTER of the Public Works
Act 1928 and its Amendment Act 1963
AND NZ Gazette Notice 1978 No.75
page 2431





DocID: 310477255

IN THE MATTER of the Resource Management Act 1991
("the Act")

A N D

IN THE MATTER of a subdivision consent as evidenced by
Land Transfer Plan No.

A N D


IN THE MATTER of a Consent Notice issued pursuant to
Section 221 of the Act by THE
WHANGAREI DISTRICT COUNCIL
("the Council")

IT IS HEREBY CERTIFIED that the following condition to be complied with on a
continuing basis was imposed by the Council as a condition of approval for the subdivision as
effected by Land Transfer Plan No. ("the plan")

That the registered proprietor for the time being of the property being lot 2 on the plan
shall prior to the issue of any building consent have the minimum floor level of any
building to be constructed on the property certified by a registered engineer.

DATED at Whangarei this 29th day of JUNE 2002

SIGNED for THE WHANGAREI DISTRICT COUNCIL
pursuant to the authority of the Council given pursuant to the
Local Government Act 1974 and the Resource Management Act
1991



Approved by Registrar-General of Land under No. 2002/6055
Easement instrument to grant easement or profit à prendre, or create land covenant
 Sections 90A and 90F, Land Transfer Act 1952

Land registration district

NORTH AUCKLAND



EI 5843139.5 Easemen

Cpy - 01/01, Pgs - 002, 17/12/03, 09:04



DocID: 311205118

Grantor

Surname(s) must L.

Robert Leslie JONES and Margaret Elizabeth CAMPBELL

Grantee

Surname(s) must be underlined or in CAPITALS.

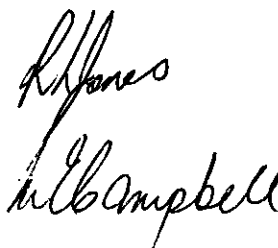
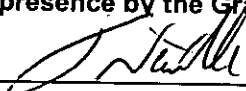
Robert Leslie JONES and Margaret Elizabeth CAMPBELL


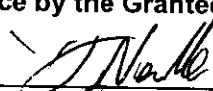
Grant* of easement or profit à prendre or creation or covenant

The Grantor, being the registered proprietor of the servient tenement(s) set out in Schedule A, **grants to the Grantee** (and, if so stated, in gross) the easement(s) or *profit(s) à prendre* set out in Schedule A, **or creates** the covenant(s) **set out** in Schedule A, with the rights and powers or provisions set out in the Annexure Schedule(s).

Dated this 18th day of **September** **2003**

Attestation

	<p>Signed in my presence by the Grantor</p> <p style="text-align: center;"></p> <hr/> <p>Signature of witness</p>
	<p>Witness to complete in BLOCK letters (unless legibly printed)</p> <p>Witness name JAE NEVILLE</p> <p>Occupation SALESPERSON</p> <p>Address STATE HIGHWAY 1 RUAKAKA RD WHANGAREI</p>
<p>Signature [common seal] of Grantor</p>	

	<p>Signed in my presence by the Grantee</p> <p style="text-align: center;"></p> <hr/> <p>Signature of witness</p>
	<p>Witness to complete in BLOCK letters (unless legibly printed)</p> <p>Witness name JAE NEVILLE</p> <p>Occupation SALESPERSON</p> <p>Address STATE HIGHWAY 1 RUAKAKA RD WHANGAREI</p>
<p>Signature [common seal] of Grantee</p>	

Certified correct for the purposes of the Land Transfer Act 1952.



[Solicitor for] the Grantee

*If the consent of any person is required for the grant, the specified consent form must be used.

Annexure Schedule 1



Easement instrument

Dated

18.09.03

Page

1

of

1

pages

Schedule A

(Continue in additional Annexure Schedule if required.)

Purpose (nature and extent) of easement, profit, or covenant	Shown (plan reference)	Servient tenement (Identifier/CT)	Dominant tenement (Identifier/CT or in gross)
Right of Way Right to transmit Telecommunication	"A" on DP310034	39544	39545

Easements or profits à prendre rights and powers (including terms, covenants, and conditions)

Delete phrases in [] and insert memorandum number as required.
Continue in additional Annexure Schedule if required.

Unless otherwise provided below, the rights and powers implied in specific classes of easement are those prescribed by the Land Transfer Regulations 2002 and/or the Ninth Schedule of the Property Law Act 1952.

The implied rights and powers are ~~varied~~ ~~negatived~~ ~~added to~~ or ~~substituted~~ by:

~~[Memorandum number _____, registered under section 155A of the Land Transfer Act 1952].~~

~~[the provisions set out in Annexure Schedule 2].~~

Covenant provisions

Delete phrases in [] and insert memorandum number as required.
Continue in additional Annexure Schedule if required.

The provisions applying to the specified covenants are those set out in:

~~[Memorandum number _____, registered under section 155A of the Land Transfer Act 1952].~~

~~[Annexure Schedule 2].~~

All signing parties and either their witnesses or solicitors must sign or initial in this box

[Handwritten signatures]

NOTICE BY TRANSIT NEW ZEALAND AUTHORISING A CROSSING PLACE TO AND FROM A LIMITED ACCESS ROAD UNDER SECTION 91 TRANSIT NEW ZEALAND ACT 1989

State Highway No: 1 Declared Section: Oakleigh to Ruakaka

DESCRIPTION OF LAND ADJOINING LIMITED ACCESS ROAD: Lot 2 DP 310034 (CT 39545) (the "Property")

Authorisation of Crossing Place

1. Pursuant to Section 91 of the Transit New Zealand Act 1989 Transit New Zealand authorises the crossing place marked No 36A on the plan numbered LA 11/15/1 ("*the crossing place*"), at which crossing place vehicles may proceed to and from the Limited Access Road and from and to the property. A copy of the plan is available for inspection at the office of the Regional Manager, Transit New Zealand, Auckland.
2. The crossing place shall be located on the road frontage on the common boundary of Part Lot 2 DP 72977 (CT 55B/1268) and Lot 1 DP 310034 (CT 39544).

CONDITIONS

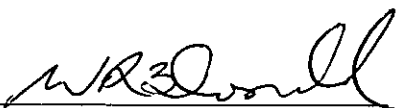
3. The owner of the land specified above shall advise the Auckland Regional Manager, without delay if any of the following occur:
 - (i) A change in the nature, scale of use of the crossing place; or
 - (ii) A change in the legal description of the property; or
 - (iii) The owner has any concerns regarding the safety to users of this crossing place or the safety of users of the State highway or the efficiency of the State highway in the vicinity of this crossing place.
4. If, as a result of a change in the nature or scale of use of the crossing place or the property:
 - (i) Transit New Zealand is satisfied that works to the crossing place are necessary to address safety or efficiency concerns relating to the crossing place or to the State highway adjacent to the crossing place ("*the required works*"); and
 - (ii) Transit New Zealand notifies the owner in writing of the required works ("*the notice of required works*"); The owner shall, at his/her cost, carry out the required works to the satisfaction of the Regional Manager, Transit New Zealand (Auckland), within the time specified in the notice of required works.

Advice Notes

- a) At the time of issue of this notice, the crossing place is used as access for vehicles associated with rural uses.
- b) If the crossing place was in existence at the time of the declaration of the State highway as a Limited Access Road, this notice does not confirm the acceptability of its safety or standard of design and construction for its current use. If the owner has any concerns in this regard, he/she should contact Transit New Zealand.
- c) Transit New Zealand has standards for the design and construction of crossing places to State highways, and requires the owner to adopt those standards when making any changes to the use, location or design of the crossing place.
- d) A separate written permission from the Regional Manager in accordance with section 51 of the Transit New Zealand Act 1989, is required before any work may be done on the State highway, other than routine maintenance which is to be done by the owner of the property. This notice **does not** constitute that written permission.
- e) The owner's attention is drawn to the powers provided in section 91 of the Transit New Zealand Act 1989, to cancel the right to use a crossing place if the parcel of land has reasonably practicable legal access to some other road or has another authorised crossing place, and to cancel or vary conditions or impose further conditions, and to vary the location of the crossing place.
- f) Conditions 3 and 4 above have been included on this crossing place notice pursuant to s91(1)(a)(i) Transit New Zealand Act 1989 to enable Transit to assess for itself whether any change in use of the crossing place, property, or occurrence of any other relevant incident raises safety or efficiency issues which require addressing.
- g) Circumstances in which Transit would expect the landowner to advise the Regional Manager of concerns regarding the safety and efficiency of use of the crossing place, or State highway in the vicinity of the crossing place pursuant to sub-paragraph 3(ii) above include the occurrence of:
 - An accident which is directly or indirectly attributable to the use of the crossing place;
 - Any other incident (such as a near-accident) into question the safety and efficiency of the crossing place or State highway in the vicinity of the crossing place.

Dated this 30th day of January 2004.

SIGNED on behalf of Transit New Zealand



Wayne Robert McDonald

Regional Manager – acting pursuant to delegated authority

C91 5884727.3 Notice ur

Cpy - 01/01.Pgs - 001.02/02/04.12:49



DocID 311258513



To: The Registrar-General of Land
North Auckland Land Registry

Notice of Desire to Acquire Land

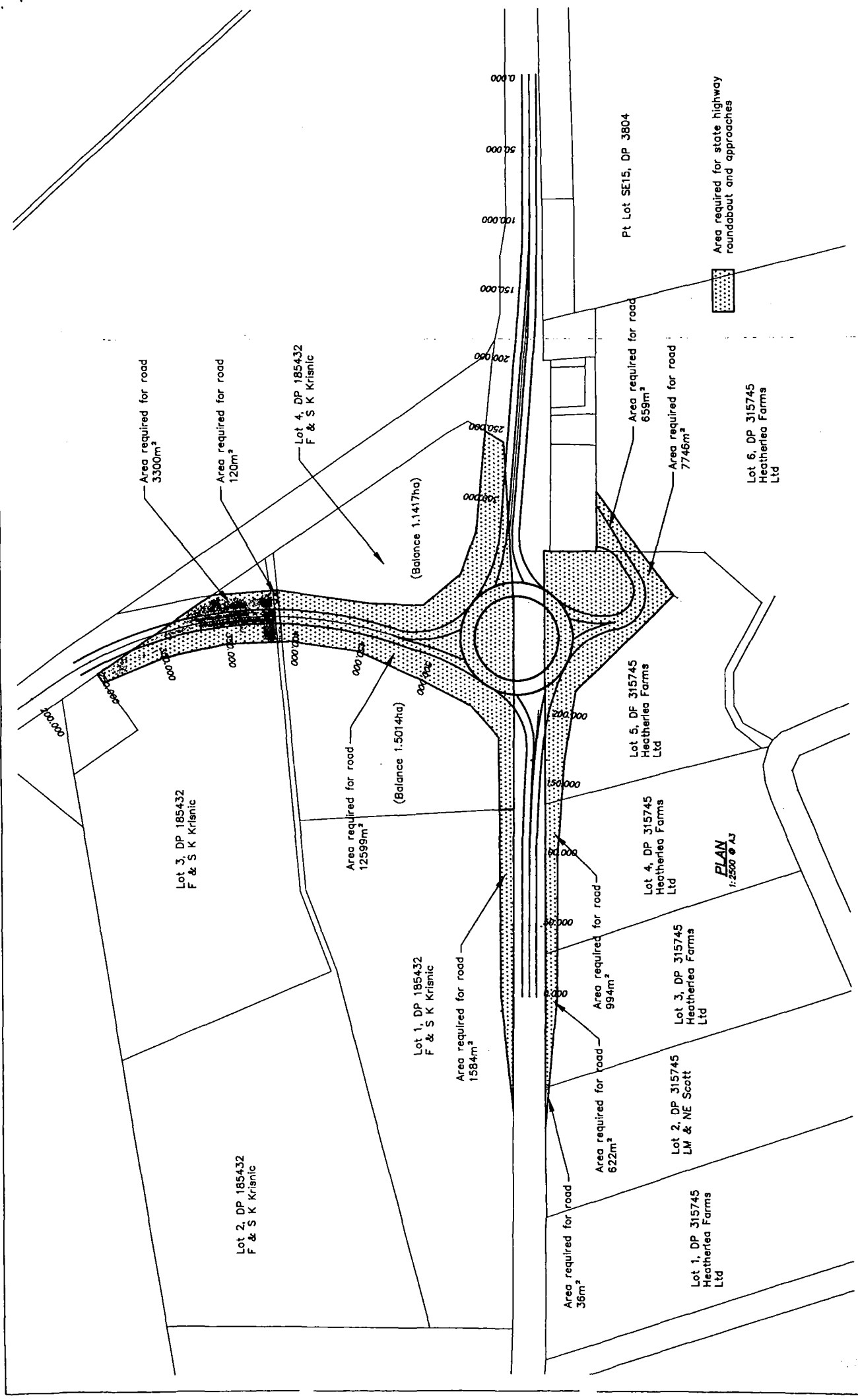
Notice is hereby given pursuant to section 18(1)(b) of the Public Works Act 1981 that the Crown desires to acquire the land described in the schedule below for road (State Highway 1N/State Highway 15A Intersection Improvements).

SCHEDULE

1. 1584m² (subject to survey) being part of Lot 1 DP 185432; part computer freehold register NA116A/40 shown coloured yellow on the Duffill Watts & King Ltd plan 20041/01/05/1/1948/S/R3
2. 120m² (subject to survey) being part of Lot 2 DP 185432; part computer freehold register NA116A/41 shown coloured blue on the Duffill Watts & King Ltd plan 20041/01/05/1/1948/S/R3
3. 3300m² (subject to survey) being part of Lot 3 DP 185432; part computer freehold register NA116A/42 shown coloured green on the Duffill Watts & King Ltd plan 20041/01/05/1/1948/S/R3
4. 1.2599 hectares (subject to survey) being part of Lot 4 DP 185432; part computer freehold register NA116A/43 shown coloured orange on the Duffill Watts & King Ltd plan 20041/01/05/1/1948/S/R3

Minister for Land Information

3/10/06



No.	Revisions	Date	App'd
3	Removed Precinct Rd Access & Added Lot Nos	4/04	
	Adjusted Land Take on Krišnic Property	11/03	
2	Revised approach alignments and land takes	11/03	
1	Approved for revised alignment	11/02	

Scale	Drawn	Checked
Surveyed	T.T.	09/03
Designed	M.S.	11/03
Approved	[Signature]	11/03
File		11/03

CAUTION: This drawing must not be copied, stored, reproduced or disposed of by any means without the prior written consent of BENTLEY SYSTEMS INC. It is not to be used for any other purpose without the prior written consent of Bentley Systems, Inc. Bentley reserves the right to modify this drawing without notice.

Client	Project	Job No.	Sheet No.
Duffin Watts & King Ltd CONSULTANTS	S.H. 1N - ONE TREE POINT ROAD INTERSECTION UPGRADE LAND REQUIREMENT PLAN	2004/01/06	1

Year	Issue	Revision
1948	S	R3

Landline User ID: propertyna

Address: The Property Group

Address: DX MP70014

Attn: NAPIER (ph 06 8341232)

Attn:

Uniting Box Number:

n/a

ASSOCIATED FIRM:

Client Code: 1201

Dealing / SUD Number

LNZ 050000

Client Ref: 1000000000

Client Ref: 1000000000

Plan Number: PUA 1000000000

Plan Number: PUA 1000000000

Other Fees:

Report Date and Number:

LAND IN CONNECTION WITH NEW ZEALAND
25 OCT 2006
LAND TITLES SERVICES

7082893

Handwritten mark

NO OF DEALS	DATE	TYPE	AGENT'S NAME	AGENT'S PHONE	AGENT'S FAX	AGENT'S ADDR	AGENT'S CITY	AGENT'S STATE	AGENT'S COUNTRY	AGENT'S POSTAL CODE	AGENT'S COMMENTS	AGENT'S SIGNATURE	AGENT'S DATE
1	NA116A/40 NA116A/41 NA116A/42 NA116A/43	C18	HMQ Krsinic										
2													
3													
4													
5													
6													

Land Information: New Zealand Commercial Form

Annotations if any (see page)

Fees Receipt and Tax Invoice

OST Registered Number 17322 815

LNZ Form P905

Original Signatures?

Subtotal (for this page)

Total for this dealing

Cash/Cheque enclosed for

\$0.00

\$0.00

Notice of Intention to Take Land for Intersection Improvements—State Highways 1N and 15A, North Auckland Land District

Notice is hereby given that the Crown, under the provisions of section 23 of the Public Works Act 1981, proposes to take the land described in the Schedule hereto ("the land").

The land is required for construction of improvements to the intersection of State Highways 1N and 15A at Ruakaka.

The land is required for road and will form part of the State highways.

The intended taking is considered reasonably necessary to improve traffic flow and reduce traffic congestion.

All practicable alternatives were considered prior to designation of the land.

The owner of the land and those persons with a registered interest in it have been served with notice of the Crown's intention to take the land and advised of their right to object.

Any other person having the right to object may send a written objection to the Registrar, Environment Court, Tribunals Division, Department for Courts, PO Box 7147, Auckland, within 20 working days after the date of publication of this notice.

If any objection is made in accordance with this notice a public hearing will be heard with the right of the objector to appear and be heard personally unless the objector otherwise requires, and each objector will be informed of the time and place of the hearing.

Any person requiring further information in respect of this advice should contact Joanne Dixon, Crown Property Services Limited, 17 Central Avenue (PO Box 377), Whangarei, or telephone (09) 438 2372.

North Auckland Land District—Whangarei District

Schedule

1583 square metres, part Lot 1 DP 185432 (part Computer Freehold Register NA116A/40); shown as section 1 on SO 379842.

149 square metres, part Lot 2 DP 185432 (part Computer Freehold Register NA116A/41); shown as section 3 on SO 379842.

3317 square metres, part Lot 3 DP 185432 (part Computer Freehold Register NA116A/42); shown as section 4 on SO 379842.

1.2595 hectares, part Lot 4 DP 185432 (part Computer Freehold Register NA116A/43); shown as section 2 on SO 379842.

Dated at Wellington this 27th day of February 2007.

DAVID PARKER, Minister for Land Information.

ln1561



Dealing / SUD Number: _____

Property: _____

PROPERTY FIRM: **The Property Group**

Address: **71 Waenga Drive**

Cromwell (ph 03 445 4258)

Attn: **Rachel Mogensen**

Lighting Box Number: _____

n/a

ASSOCIATED FIRMS: _____

Phone Code / Area: _____

Plan Number: _____

Registered Plan Number: _____

When I check the Allotment of Land I propose to _____

Registered Plan Number: _____

Sheet Number: _____

**LAND INFORMATION
NEW ZEALAND
28 MAR 2007
LAND TITLES SERVICES**

GN 7296283.1 Gazette N
GPN - 02/04, Pgs - 002, 27/03/07, 13, 23
Copies
(inc. original)
DocID: 312848432

Item No	Item Description	Quantity	Unit Price	Total Price	Notes
1	NA116A/40-43 GN HMQ Krsinic				
2					
3					
4					
5					
6					

Land Information New Zealand (Incorporated Firm)

Accounting (GST inc. GST)

Fees Payable and Tax Invoice

GST Registered Number: TN2478895

LNZ1 3pm F005

Subtotal (for this page)	\$0.00
Total for this dealing	\$0.00
Less Fees paid on Dealing #	
Cash/Cheque enclosed for	\$0.00

Original Signatures? _____

C94C 7300756.1 Notice 1

Cpy - 01/03, Pgs - 007, 29/03/07, 11:47



DocID: 312850657

13 February 2007

File Ref: LAR 1226

The District Land Registrar
NORTH AUCKLAND REGISTRY

**CERTIFICATE PURSUANT TO SECTION 94(C) OF THE TRANSIT NEW
ZEALAND ACT 1989 IN THE MATTER OF A DECLARATION OF LIMITED
ACCESS ROAD**

I, Peter John Murray Spies, Regional Manager, Transit New Zealand Auckland, hereby certify that the land described in the schedule attached comprises the legal descriptions and title references of every parcel of land affected by the declaration as Limited Access Road of State Highway 15A, State Highway 1N to Marsden Point (from RP 0/0.00 to 0/8.53).

Dated at Auckland this 13th day of February.

Signed for and on behalf of
TRANSIT NEW ZEALAND

.....
Peter John Murray Spies
Regional Manager, Auckland
(acting pursuant to delegated authority)

Auckland Regional Office

Level 13 • Qantas House • 191 Queen Street • PO Box 1459 • Auckland • New Zealand

Telephone 09 368 2000 • Facsimile 09 368 2059

**Declaring State Highway to be Limited Access Road
—Auckland Region**

It is notified that Transit New Zealand, by resolution dated 1 December 2004 and pursuant to section 88 (1) of the Transit New Zealand Act 1989, hereby declares those parts of State highway described in the Schedule hereto and as more particularly shown on Plans LA/11/58/2, LA/11/51/15 and LA/11/59/1 and accompanying Schedules held in the office of the Regional Manager, Transit New Zealand, Auckland, and there available for public inspection, to be limited access road.

Schedule

(a) In the Far North District, that section of State Highway No. 11 at Paikia, commencing at the south-western boundary of Te Ti 7A block MI. 14554 and proceeding in a generally westerly direction to the intersection with State Highway No. 10 at Puketona Junction (Route Position 14/3.33 to Route Position 14/15.57); a distance of 12.24 kilometres.

(b) In the Kaipara District, that section of State Highway No. 12 commencing at the western boundary of Lot 1, DP 46242, Ruawai Township and proceeding in an easterly direction to the intersection with State Highway No. 1 at Brynderwny (Route Position 169/11.99 to Route Position 223/0.00); a distance of 41.75 kilometres.

(c) In the Whangarei District, that section of State Highway No. 15A commencing at the intersection of State Highway No. 1 and proceeding in a generally northerly direction to the intersection of Ralph Trimmer Drive (Route Position 0/0.00 to Route Position 0/8.53); a distance of 8.53 kilometres.

Dated at Wellington this 23rd day of December 2004.

Signed on behalf of Transit New Zealand by:

D. BATES, Acting Highway Control Manager.

ms469

Landline User ID: _____

LODGING FIRM: Transit New Zealand

Address: P O. Box 1459
Auckland

or Uplifting Box Number: _____

ASSOCIATED FIRM: _____

Client Code / Ref: LAR 1226 Batch No. 1 of 5

HEREWITH

Survey Plan (#) _____

Title Plan (#) _____

Traverse Sheets (#) _____

Field Notes (#) _____

Calc Sheets (#) _____

Survey Report _____

Documents (#) _____

Other (state) _____

Dealing / Plan Number: _____
(LINZ Use only)

Priority Barcode/Date Stamp
(LINZ Use only)

C94C 7300756.1 Notice 1
Cpy - 02/03, Pgs - 007, 29/03/07, 11-47
Copies
(inc. original)
DocID: 312880657

Plan Number Pre-Allocated or to be Deposited: _____

Rejected Dealing Number: _____

LAND INFORMATION
NEW ZEALAND

30 MAR 2007

Handwritten signature

Priority Order	CT Ref:	Type of Instrument	Names of Parties	DOCUMENT OR SURVEY FEES	MULTI-TITLE FEES	NOTICES	ADVERTISING	NEW TITLES	OTHER RE-SUBMISSION FEE	FEES \$ GST INCLUSIVE
1	See attached schedule	C94C		\$50.00	14 15	\$26.00				\$76.00
2	CT NA116A/41	C91	CP 1	\$50.00						\$50.00
3	CT NA23D/1044	C91	CP2	\$2.00						\$2.00
4	CT NA6B/328	C91	CP3	\$2.00						\$2.00
5	CT NA90D/821	C91	CP4	\$2.00						\$2.00
6	CT NA90D/821	C91	CP5	\$2.00						\$2.00

Land Information New Zealand Lodgement Form

Fees Receipt and Tax Invoice
GST Registered Number 17-022-895
LINZ Form P005

Annotations (LINZ use only)

Total Fees for this dealing -

Subtotal -	\$174.00
Less Fees Paid on Dealing no:	
Debit my Account for -	
Cash/Cheque enclosed for -	NIL

LINZ Form P005

Version 1.7: 27 January 2004

Landonline User ID: _____

LOGGING FIRM: Transit New Zealand

Dealing / Plan Number:
(LINZ Use only)

Priority Barcode/Date Stamp
(LINZ Use only)

Plan Number Pre-Allocated or to
be Deposited:

Client Code / Ref: LAR 1226 Batch No. 1

Rejected Dealing Number:

Priority Order	CT Ref.	Type of Instrument	Names of Parties	DOCUMENT OR SURVEY FEES	MULTI-TITLE FEES	NOTICES	ADVERTISING	NEW TITLES	OTHER	RE-SUBMISSION & PRIORITY FEE	FEES \$ GST INCLUSIVE
7	CT NA687/48	C91	CP6	\$2.00							\$2.00
8	CT NA687/48	C91	CP7	\$2.00							\$2.00
9	CT NA687/48	C91	CP8	\$2.00							\$2.00
10	CT NA132C/109	C91	CP9	\$2.00							\$2.00
11	CT NA132C/110	C91	CP10	\$2.00							\$2.00
12	CT NA88A/773	C91	CP11	\$2.00							\$2.00
13	CT NA88A/774	C91	CP11	\$2.00							\$2.00

Land Information New Zealand Lodgement Form	Annotations (LINZ Use only)	Subtotal -	\$ 14.00
Fees Receipt and Tax Invoice		Less Fees Paid on Dealing no.	\$134.00
GST Registered Number 17-022-895		Debit my Account for -	
LINZ Form P005		Cash/Cheque enclosed for -	NIL
Total Fees for this dealing -			

Landonline User ID:

LODGING FIRM: Transit New Zealand

PAGE THREE

Dealing / Plan Number:
(LINZ Use only)

Priority Barcode/Date Stamp
(LINZ Use only)

Plan Number Pre-Allocated or to
be Deposited:

Rejected Dealing Number:

Client Code / Ref: LAR 1226 Batch No. 1 of 5

Priority Order	CT Ref:	Type of Instrument	Names of Parties	DOCUMENT OR SURVEY FEES	MULTI-TITLE FEES	NOTICES	ADVERTISING	NEW TITLES	OTHER	RE-SUBMISSION & PRIORITY FEE	FEES \$ GST INCLUSIVE
14	CT NA55D/339	C91	CP11	\$2.00							\$2.00
15	CT NA88A/775	C91	CP11	\$2.00							\$2.00

Land Information New Zealand Lodgement Form

Fees Receipt and Tax Invoice
GST Registered Number 17-022-895
LINZ Form P005

Annotations (LINZ use only)		Subtotal -	\$4.00
Less Fees Paid on Dealing no:			\$148.00
Debit my Account for -			\$152.00
Cash/Cheque enclosed for -			NIL
Total Fees for this dealing -			

LINZ Form P005

**SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION
STATE HIGHWAY NO 15A - FROM RP 0/0.00 - RP 0/8.535
SECTION SH 1 INTERSECTION TO MARSDEN POINT**

LEFT SIDE PROPERTIES

Survey Date: 22 March, 2005

Legal Description and Title of Land	CP No	Route Position	Registered Proprietor (Not For Publication)	Remarks
LOT 4 DP 185432 CT NA116A/43 CT NA116A/43	-		FLORA KRSINIC SNIGO KUZMA KRSINIC	Gains vehicle access from CP 1, LOT 2 DP 185432, but ROW not registered on CT.
LOT 2 DP 185432 CT NA116A/41 CT NA116A/41	1	0/0.222	FLORA KRSINIC SNIGO KUZMA KRSINIC	Farm access.
LOT 3 DP 185432 CT NA116A/42 CT NA116A/42	-		FLORA KRSINIC SNIGO KUZMA KRSINIC	Gains vehicle access from CP 1, LOT 2 DP 185432, but ROW not registered on CT.
LOT 1 DP 68604 CT NA23D/1044 CT NA23D/1044	2	0/0.393	NAPO HENARE SHIRLEY ANNE HENARE	Residential access.
PT LOT 2 DP 24315 CT NA6B/328 CT NA6B/328	3	0/0.462	DEBRA ANNE FAOAGALI PAUL MANO FAOAGALI	Residential access.
PT LOT 2 DP 24315 CT NA90D/821 CT NA90D/821	4	0/0.63	GARY WAYNE WOOLF VICKI MAREE ADNAMS	Residential and commercial access.
PT LOT 2 DP 24315 CT NA90D/821 CT NA90D/821	5	0/0.7	GARY WAYNE WOOLF VICKI MAREE ADNAMS	Farm and residential access.
LOT 1 DP 24315 CT NA687/48	6	0/1.001	H.A HOLLAND & SON LIMITED	Farm access.
LOT 1 DP 24315 CT NA687/48	7	0/1.012	H.A HOLLAND & SON LIMITED	Farm and residential access.
LOT 1 DP 24315 CT NA687/48	8	0/1.026	H.A HOLLAND & SON LIMITED	Farm access.
LOT 1 DP 204722 CT NA132C/109	9	0/1.331	GARY MILTON CAMPBELL	Residential access.

**SCHEDULE FOR LIMITED ACCESS ROAD DECLARATION
STATE HIGHWAY NO 15A - FROM RP 0/0.00 - RP 0/8.535
SECTION SH 1 INTERSECTION TO MARSDEN POINT**

LEFT SIDE PROPERTIES

Survey Date: 22 March, 2005

Legal Description and Title of Land	CP No	Route Position	Registered Proprietor (Not For Publication)	Remarks
LOT 2 DP 204722 CT NA132C/110 CT NA132C/110 CT NA132C/110 CT NA132C/110	10	0/1.337	GRAHAM CLIFFORD GOODALL MARY OLGA ABERCROMBIE PENELOPE FAY GOODALL STUART ROSS ABERCROMBIE	Farm access.
LOT 2 DP 204722 CT NA132C/110 CT NA132C/110 CT NA132C/110 CT NA132C/110	-		GRAHAM CLIFFORD GOODALL MARY OLGA ABERCROMBIE PENELOPE FAY GOODALL STUART ROSS ABERCROMBIE	Gains vehicle access from CP 11, LOT 6 DP 148164, but ROW not registered on CT.
LOT 1 DP 101279 CT NA55D/339 CT NA55D/339	11	0/1.454	BARRY THOMAS LATIMER SUZANNE CAROL PASLEY	Farm and residential access. Gains vehicle access from CP 11, LOT 6 DP 148164. ROW registered on CT.
LOT 6 DP 148164 CT NA88A/775 CT NA88A/775	11	0/1.454	BARBARA ANNE REYNOLDS BRIAN HERBERT REYNOLDS	Farm and residential access.
LOT 5 DP 148164 CT NA88A/774 CT NA88A/774	11	0/1.454	ANNE MARIE MCKEE BRIAN DAVID MCKEE	Farm and residential access. Gains vehicle access from CP 11, LOT 6 DP 148164. ROW registered on CT.
LOT 4 DP 148164 CT NA88A/773 CT NA88A/773	11	0/1.454	GARY ROGER PYLE JULIE ANNE PYLE	Farm and residential access. Gains vehicle access from CP 11, LOT 6 DP 148164. ROW registered on CT.
LOT 3 DP 148164 CT NA88A/772	-		KOENENDALE SANDS LTD	Gains vehicle access from CP 11, LOT 6 DP 148164, but ROW not registered on CT.

NOTICE BY TRANSIT NEW ZEALAND AUTHORISING A CROSSING PLACE TO AND FROM A LIMITED ACCESS ROAD UNDER SECTION 91 TRANSIT NEW ZEALAND ACT 1989

State Highway No. 15A Declared Section: SH 1 INTERSECTION TO MARSDEN POINT

**DESCRIPTION OF LAND ADJOINING LIMITED ACCESS ROAD:
LOT 2 DP 185432, CT NA116A/41 (the "Property")**

Authorisation of Crossing Place

1. Pursuant to Section 91 of the Transit New Zealand Act 1989 Transit New Zealand authorises the crossing place marked No 1 on plan numbered LA11/59/1 (*"the crossing place"*), at which crossing place vehicles may proceed to and from the Limited Access Road and from and to the property. A copy of the plan is available for inspection at the office of the Regional Manager, Transit New Zealand Auckland.
2. The crossing place shall be located on the road frontage 3m from the Southern boundary of the property.

CONDITIONS

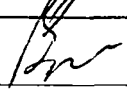
3. The owner of the land specified above shall advise the Auckland Regional Manager, without delay if any of the following occur:
 - (i) A change in the nature, scale of use of the crossing place; or
 - (ii) A change in the legal description of the property; or
 - (iii) The owner has any concerns regarding the safety to users of this crossing place or the safety of users of the State highway or the efficiency of the State highway in the vicinity of this crossing place.
4. If, as a result of a change in the nature or scale of use of the crossing place or the property:
 - (i) Transit New Zealand is satisfied that works to the crossing place are necessary to address safety or efficiency concerns relating to the crossing place or to the State highway adjacent to the crossing place (*"the required works"*); and
 - (ii) Transit New Zealand notifies the owner in writing of the required works (*"the notice of required works"*); The owner shall, at his/her cost, carry out the required works to the satisfaction of the Regional Manager, Transit New Zealand (Auckland), within the time specified in the notice of required works.

Advice Notes

- a) At the time of issue of this notice, the crossing place is used as access for vehicles associated with farming activity.
- b) If the crossing place was in existence at the time of the declaration of the State highway as a Limited Access Road, this notice does not confirm the acceptability of its safety or standard of design and construction for its current use. If the owner has any concerns in this regard, he/she should contact Transit New Zealand.
- c) Transit has standards for the design and construction of crossing places to State highways, and requires the owner to adopt those standards when making any changes to the use, location or design of the crossing place.
- d) A separate written permission from the Regional Manager in accordance with section 51 of the Transit New Zealand Act 1989, is required before any work may be done on the State highway, other than routine maintenance which is to be done by the owner of the property. This notice **does not** constitute that written permission.
- e) The owner's attention is drawn to the powers provided in section 91 of the Transit New Zealand Act 1989, to cancel the right to use a crossing place if the parcel of land has reasonably practicable legal access to some other road or has another authorised crossing place, and to cancel or vary conditions or impose further conditions, and to vary the location of the crossing place.
- f) Conditions 3 and 4 above have been included on this crossing place notice pursuant to s91(1)(a)(i) Transit New Zealand Act 1989 to enable Transit to assess for itself whether any change in use of the crossing place, property, or occurrence of any other relevant incident raises safety or efficiency issues which require addressing.
- g) Circumstances in which Transit would expect the landowner to advise the Regional Manager of concerns regarding the safety and efficiency of use of the crossing place, or State highway in the vicinity of the crossing place pursuant to subparagraph 3(ii) above include the occurrence of:
 - An accident which is directly or indirectly attributable to the use of the crossing place;
 - Any other incident (such as a near-accident) bringing into question the safety and efficiency of the crossing place or State highway in the vicinity of the crossing place.

Dated this 13th day of February 2007

SIGNED for and on behalf of Transit New Zealand


 Peter John Murray Spies
 Regional Manager - acting pursuant to delegated authority

C91 7300756.2 Notice ur

Cpy - 01/01, Pgs - 001, 29/03/07, 11:47



DocID: 312850666

PROC 7446200.1 Proclara

Cpy - 01/04, Pgs - 002, 03/07/07, 11:52



DocID: 312923086

**Land Taken for Road (Intersection Improvements)
—State Highways 1N and 15A, North Auckland
Land District**

ANAND SATYANAND, Governor-General
A Proclamation

Pursuant to the Public Works Act 1981, I, The Honourable Anand Satyanand, Governor-General of New Zealand, hereby declare the land described in the Schedule to this notice to be taken for road and shall vest in the Crown on the 14th day after the date of the publication of this Proclamation in the *New Zealand Gazette*.

North Auckland Land District—Whangarei District

Schedule

Area m ²	Description
1583	Part of Lot 1 DP 185432 (part Computer Freehold Register NA116A/40); shown as section 1 on SO 379842.
149	Part of Lot 2 DP 185432 (part Computer Freehold Register NA116A/41); shown as section 3 on SO 379842.
3317	Part of Lot 3 DP 185432 (part Computer Freehold Register NA116A/42); shown as section 4 on SO 379842.
ha	
1.2595	Part of Lot 4 DP 185432 (part Computer Freehold Register NA116A/43); shown as section 2 on SO 379842.

Given under the hand of His Excellency the Governor-General of New Zealand and issued under the Seal of New Zealand this 10th day of June 2007.

[L.S.]

HON. DAVID PARKER, Minister for Land Information.

God Save the Queen!

(LINZ CPC/2001/6664)

ln4088

Property ID: **propertygna**

LODGING FIRM: **The Property Group**

Address: **71 Waenga Drive**

Cromwell (ph 03 445 4258)

Attn: **Rachel Mogensen**

Booking Box Number: **n/a**

Check-in/Check-out: **03/07/07**

Change order: **NA116A/40 - 43**

Dealing / SUD Number: **137-100-111**

Property Name: **THE PROPERTY GROUP**

PROC 7446200.1 Proclar
 Copy - 02/04, Pgs - 002, 03/07/07, 11:52
Copies
 (inc. original)
 DocID: 31292908

RV

**LAND INFORMATION
 NEW ZEALAND
 03 JUL 2007
 AUCKLAND REGIONAL OFFICE**

Item	Description	Rate	Quantity	Total
1	PROC HMQ			
2				
3				
4				
5				
6				

Subtotal (for this page) **\$0.00**
 Total for this dealing **\$0.00**
 Less Fees paid on Dealing # **\$0.00**
 Cash/Cheque enclosed for **\$0.00**

Original Signatures? _____

From Receipt and Invoice
 GST Inclusive of \$0.00
 LINZ/137-100-111



View Instrument Details

Instrument Type Mortgage
Instrument No 11645517.15
Status Registered
Date & Time Lodged 20/12/2019 17:23:58
Lodged By Dominic Michael Toomey

Affected Records of Title	Land District
NA116A/40	North Auckland
NA116A/41	North Auckland
NA116A/42	North Auckland
NA116A/43	North Auckland

Mortgagors
Ruakaka Developments Limited

Mortgagees	Share
ASB Bank Limited	

Mortgage Details

Memorandum Number	2015/4322
Priority Amount \$	2,100,000 plus interest

This mortgage incorporates the provisions of the above memorandum registered pursuant to Section 209 of the Land Transfer Act 2017

Mortgagor Certifications

- I certify that I have the authority to act for the Mortgagor and that the party has the legal capacity to authorise me to lodge this instrument
- I certify that I have the authority to act for the Mortgagee and that the party has the legal capacity to authorise me to lodge this instrument
- I certify that I have taken reasonable steps to confirm the identity of the person who gave me authority to lodge this instrument
- I certify that any statutory provisions specified by the Registrar for this class of instrument have been complied with or do not apply
- I certify that I hold evidence showing the truth of the certifications I have given and will retain that evidence for the prescribed period

Signature

Signed by Dominic Michael Toomey as Mortgagor Representative on 18/12/2019 06:30 PM

*** End of Report ***



View Instrument Details

Instrument Type Mortgage
Instrument No 11645517.16
Status Registered
Date & Time Lodged 20/12/2019 17:23:58
Lodged By Dominic Michael Toomey

Affected Records of Title **Land District**
39545 North Auckland

Mortgagors
Ruakaka Developments Limited

Mortgagees	Share
ASB Bank Limited	

Mortgage Details

Memorandum Number	2015/4322
Priority Amount \$	1,500,000.00 plus interest

This mortgage incorporates the provisions of the above memorandum registered pursuant to Section 209 of the Land Transfer Act 2017

Mortgagor Certifications

- I certify that I have the authority to act for the Mortgagor and that the party has the legal capacity to authorise me to lodge this instrument
- I certify that I have the authority to act for the Mortgagee and that the party has the legal capacity to authorise me to lodge this instrument
- I certify that I have taken reasonable steps to confirm the identity of the person who gave me authority to lodge this instrument
- I certify that any statutory provisions specified by the Registrar for this class of instrument have been complied with or do not apply
- I certify that I hold evidence showing the truth of the certifications I have given and will retain that evidence for the prescribed period

Signature

Signed by Dominic Michael Toomey as Mortgagor Representative on 18/12/2019 06:30 PM

*** End of Report ***



Digital Title Plan - SO 379842

Survey Number SO 379842
Surveyor Reference 10741 - Transit
Surveyor Christopher Gordon Knapp
Survey Firm Reyburn & Bryant 1999 Ltd
Surveyor Declaration I Christopher Gordon Knapp, being a person entitled to practise as a licensed cadastral surveyor, certify that -
(a) The surveys to which this dataset relates are accurate, and were undertaken by me or under my direction in accordance with the Cadastral Survey Act 2002 and the Surveyor-General's Rules for Cadastral Survey 2002/2;
(b) This dataset is accurate, and has been created in accordance with that Act and those Rules.
Declared on 21/12/2006.

Survey Details

Dataset Description Sections 1,2,3 and 4.
Status Approved as to Survey
Land District North Auckland
Submitted Date 21/12/2006
Survey Class Class II Cadastral Survey
Survey Approval Date 11/01/2007
Deposit Date

Territorial Authorities

Whangarei District

Comprised In

CT NA116A/40
CT NA115D/66
CT NA116A/43
CT NA116A/42
CT NA116A/41

Created Parcels

Parcels	Parcel Intent	Area	CT Reference
Section 1 Survey Office Plan 379842	Legalisation	0.1583 ha	
Section 2 Survey Office Plan 379842	Legalisation	1.2595 ha	
Section 3 Survey Office Plan 379842	Legalisation	0.0149 ha	
Section 4 Survey Office Plan 379842	Legalisation	0.3317 ha	
Part Lot 1 Deposited Plan 185432	Fee Simple Title		
Part Lot 4 Deposited Plan 185432	Fee Simple Title		
Part Lot 3 Deposited Plan 185432	Fee Simple Title		
Part Lot 2 Deposited Plan 185432	Fee Simple Title		
Total Area		<hr/> 1.7644 ha	

B395319.6 EC

Approved by the District Land Registrars: North Auckland 422175, South Auckland H.008116/1974, Canterbury 957768, Marlborough 75776, Gisborne 112239.9, Hawkes Bay 303051, Taranaki 217464.1, Wellington A038045, Westland 45629.

EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

We JAMES PETER BENSON of Whangarei, fruit merchant and
KATHLEEN LYNNE BENSON his wife

being the registered proprietor of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at Auckland on the
day of _____ 1985 under No. 103470
are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE
DEPOSITED PLAN NO. 103470

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
Right to convey electricity	part Lot 2 D.P. 72977	A	Lot 1 D.P.103470	part 28D/679 57A/370
Right to convey water	part Lot 2 D.P. 72977	B	Lot 1 D.P.103470	part 28D/679 57A/370

N.B. On no account should this margin be used

N.B. On no account should this margin be used

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:

N.B. On no account should this margin be used

N.B. On no account should this margin be used

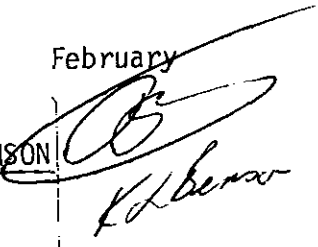
2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

N.B. On no account should this margin be used

N.B. On no account should this margin be used

Dated this 22nd day of February 19 85

Signed by the above-named JAMES PETER
BENSON and KATHLEEN LYNNE BENSON



in the presence of

Witness [Handwritten Signature]

Occupation [Handwritten Signature]

Address [Handwritten Signature]

EASEMENT CERTIFICATE

IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein.

Correct for purposes of the Land Transfer Act

(Solicitor for) the registered proprietor

The COUNTRYWIDE BUILDING SOCIETY as Mortgagee under Memorandum of Mortgage numbered B114521.3F HEREBY CONSENTS to the within grants of easements, but without prejudice to its rights and remedies under the said Memorandum of Mortgage.

DATED this 6th day of MARCH 1985

THE COMMON SEAL of COUNTRYWIDE BUILDING SOCIETY was hereunto affixed in the presence of:

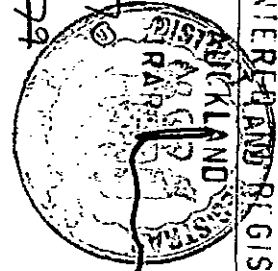
SECRETARY

Particulars entered in the Register a the schedule of land herein on the e the time stamped below

District _____ Land Registrar
Assistant
of the District of _____

9.05 26.MAR85 B 395319 .6
PARTICULARS ENTERED IN REGISTER
LAND REGISTRY AUCKLAND
ASST. LAND REGISTRAR

~~57A/370~~
~~55B/1268~~

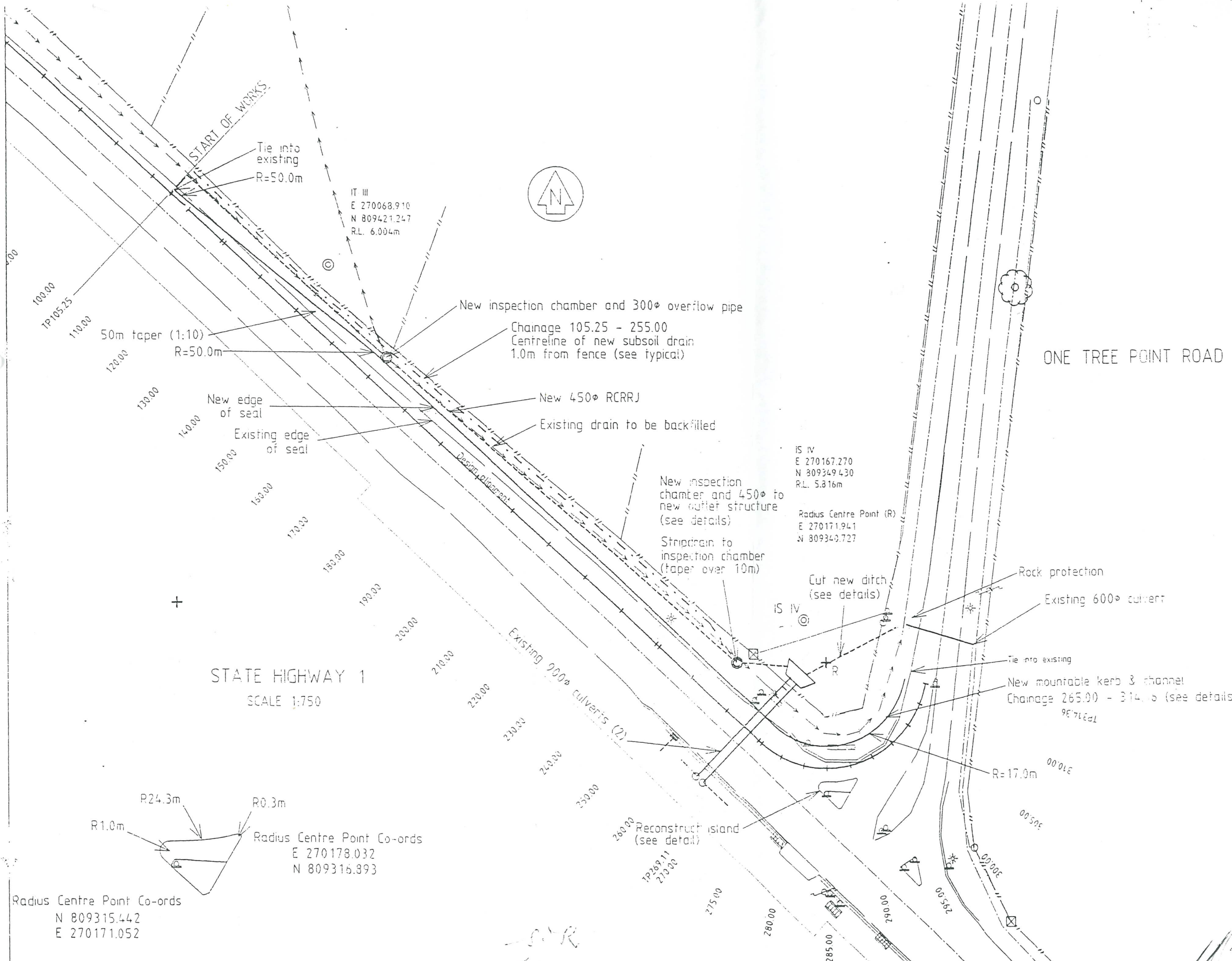


HUGHES HENDERSON & REEVES,
SOLICITORS,
WHANGAREI.

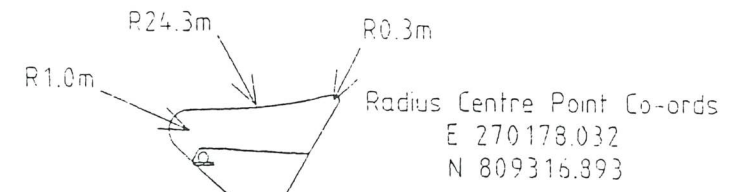
N.B. On no account should this margin be used

DRAFT

Chainage	Easting	Northing
0.00	269959.329	809506.923
10.00	269966.668	809500.130
20.00	269974.006	809493.338
30.00	269981.345	809486.545
40.00	269988.684	809479.752
50.00	269996.023	809472.959
60.00	270003.361	809466.166
70.00	270010.700	809459.373
80.00	270018.039	809452.580
90.00	270025.377	809445.787
100.00	270032.716	809438.994
105.25	270036.568	809435.429
110.00	270040.055	809432.201
119.28	270046.867	809425.896
120.00	270047.396	809425.412
130.00	270054.775	809418.662
140.00	270062.154	809411.913
150.00	270069.533	809405.164
160.00	270076.911	809398.414
170.00	270084.290	809391.665
180.00	270091.669	809384.916
190.00	270099.048	809378.166
200.00	270106.427	809371.417
210.00	270113.805	809364.668
220.00	270121.184	809357.918
230.00	270128.563	809351.169
240.00	270135.942	809344.420
240.33	270136.552	809343.861
250.00	270143.336	809337.688
260.00	270150.732	809330.957
269.11	270157.470	809324.826
270.00	270158.140	809324.240
280.00	270167.001	809319.802
290.00	270176.911	809319.809
300.00	270185.765	809324.261
310.00	270191.682	809332.211
314.38	270192.992	809336.359



STATE HIGHWAY 1
SCALE 1:750



Radius Centre Point Co-ords
N 809315.442
E 270171.052

TRAFFIC ISLAND DETAILS

No.	Revisions	Date	Appvd
Designed	W FURLONG	04/01	Print Date
Drawn	T ROWE		
Checked			
Approved			
File	Ref 2004\1756\DWGPLAN		



Project
CONTRACT NO 9088/51/1
ONE TREE PT RD / SH1
INTERSECTION UPGRADE

Sheet Title
PLAN & DETAILS

Job No.	20041	Sheet No.	1	Revision	
Drawing No.	1756				

Duffin Watts & King Ltd
CONSULTING ENGINEERS

Entry Agreement Pursuant to the Public Works Act 1981.

File Reference: CPC/2001/6664

Agreement made this 12th day of November 20 01


between the Crown and Snigo Kuzma Krsinic and Flora Krsinic (*called the Owner*)

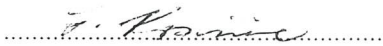
It is agreed that the Crown may in consideration of the sum of ten cents (10c) receipt of which is acknowledged, enter and re-enter the land subject to this agreement at all times with or without such assistants, machinery, vehicles and equipment as are reasonably necessary for the purpose of **Temporary Occupation for Construction**. The period of entry is from 1 December 2001 to 1 December 2002.

The land subject to this agreement is described as Part Lot 4 DP 185432 contained in part Certificate of Title 116A/43 North Auckland Land Registry as shown on the attached plan 20041/1756/1. The Owner's interest in the land described above is that of fee simple owner.


1. Compensation shall be agreed upon and assessed in accordance with the provisions of the Public Works Act 1981
2. The Crown may register a compensation certificate against the Certificate of Title of the land described above.
3. The Crown shall provide temporary stock-proof fencing during the period of occupation if required and any fencing disturbed will be reinstated on completion of the work.
4. The Crown shall reinstate any land disturbed to as near as possible to its former condition.
5. The Crown shall construct an open drainage swale within the Road Reserve, above and for the length of the newly constructed stormwater pipe. The drainage swale shall contain all stormwater off the State Highway and sufficient open sided sumps are to be constructed over the length of the drainage swale. The Crown shall take all reasonable precautions to ensure no overflows occur onto the adjacent property and the sump outlets are to be connected to the new stormwater pipes.
6. Transit New Zealand shall carry out regular maintenance to ensure the swale and sumps are kept clear of vegetation and obstructions.

Signed by


Signature of Owner



Signature of Owner

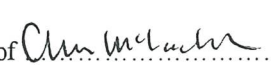
Signed

by: 
Signature of Authorised Officer

For and on behalf of Her Majesty the Queen and acting pursuant to delegated authority from the Chief Executive of Land Information New Zealand pursuant to section 41 of the State Sector Act 1988.

STEPHEN ROBERT GILBERT
Name of Authorised Officer

in the presence of 
Name of witness
142 ONE TREE POINT ROAD
Address of witness ROHAKA
RETIRED
Occupation of witness

in the presence of 
Signature of witness

ANN MURRAY McLACHLAN
Name of witness

CLINZE CHRISTCHURCH
Address of witness

Typist
Occupation of witness

P 72977

Lot 3
DP 185432
4.0038
116A/42

DP 185432
GD 49

DP 68604

Lot 2
DP 185432
4.0038
116A/42

Lot 1
DP 68604
3.2000
116A/42

DP 24315

Lot 4
DP 185432
3.8977
116A/43

ONE TREE POINT ROAD

To Whangarei N

Area to be temporarily occupied

SH 1

S.K.
L.H.

DP 25812

DP 40356

DP 53448

To Water

Scale 1:2000

0 25 50 75 100 125 150 175 200 225 250m

KRSINIC SNIGO KUZMA

D318421.2 CONO

IN THE MATTER of the Resource Management Act
1991 ("the Act")

A N D

IN THE MATTER of a subdivision consent as evidenced
by Land Transfer Plan No. 185432

A N D

IN THE MATTER of a Consent Notice issued pursuant
to Section 221 of the Act by THE
WHANGAREI DISTRICT
COUNCIL ("the Council")

I, GRAEME EDWARD DRAKE Environmental Services Manager for the Council HEREBY
CERTIFY that the following condition to be complied with on a continuing basis was imposed
by the Council as a condition of approval for the subdivision as effected by Land Transfer Plan
No. 185432 ("the plan")

That the registered proprietors for the time being of the properties being Lots 1-4 on the
plan shall in undertaking any residential development thereon do so only in accordance
with the design specifications detailed in the engineering reports of J.A. Yurjevic
Consulting Engineer dated 11 August 1995 as annexed hereto and in particular shall
ensure that the floor levels of any house dwellings constructed on any of the lots from
the date of this notice be a minimum of .5 metres above the general level of the land
around the selected building site on which any such building is to be sited.

DATED at Whangarei this 20th day of APRIL 1998

SIGNED by the said GRAEME EDWARD DRAKE,
Environmental Services Manager for THE WHANGAREI
DISTRICT COUNCIL pursuant to the authority of the Council
given pursuant to Sections 252(1)(a) and 715 of the Local
Government Act 1974


G.E. Drake

JOHN A YURJEVIC
NZCE, DIP Traffic planning &
control, Registered Engineer.

CONSULTING ENGINEER

6 Cowley Place Whangarei New Zealand Ph 09 4350267

Re: SUBDIVISION - S & F KRSINIC - RUAKAKA
SUPPORTING INFORMATION

1. LOCALITY

The land involved in this subdivision is at Ruakaka at the intersection of One Tree Point Road and State Highway 1.

2. PRESENT OWNERS

The land is owned by Mr & Mrs S. Krsinic and it has been in their ownership for 18 years. The reason for the subdivision is to provide separate lifestyle lots for family members.

3. PROPOSAL

It is proposed to subdivide the existing 16 Ha site into four separate lots of approximately 4 Ha each.

4. DESCRIPTION

The land is lot 1, D.P. 72977 and is part of allotment 64, parish of Ruakaka. The zoning of the land is Rural B within the Whangarei District and the proposal satisfies the District Plan.

5. TOPOGRAPHY & USAGE

The land is flat and generally sloping North Eastwards towards the harbour. The entire area is grassed and currently used for stock grazing. There are numerous fences erected (some temporary) to control stock.

6. DRAINAGE

There is an existing open drain on the State Highway and One Tree Point Road reserves bordering the subdivision. There is also an outlet drain from the State Highway through the proposed lot 1 and this drain has recently been cleaned out by the owner. There are numerous other surface drains on the property to protect individual paddocks.

7. SOIL TYPES

The soil types within the property consist of Waipu Clay and a mixture of One Tree Point/Ruakaka Peat.

8. SERVICES

- (a) Power and Telegraph are readily available, by application from either the State Highway or One Tree Point Road.
- (b) There is no public water supply available and provision for individual lots would be by tank supply.

9. VEHICLE ENTRANCES

- (a) There are two existing entrances on the State Highway, one servicing the existing house which is separately rented and one to service the farm. Both of the existing entrances are suitable to access lots 1 and 2 so that no new entrances to the State Highway will be required.
- (b) The entrances to lots 3 & 4 will be off One Tree Point Road and can be sited at least 150 metres away from the intersection so that the subdivision will have no effect on the safe operation of the intersection.

10. SUITABILITY OF THE SITE

The present owner has owned this property for 18 years and at no time has the subdivision been subject to flooding. The property is adequately protected by perimeter drains on the State Highway and One Tree Point Road. The property has been subject to some minor surface ponding at odd times and this has occurred mainly because of excessive vegetation growth in the drains.

Because of the overall flatness of the land and the possibility of build up in the drains, it is considered prudent that the floor levels of any additional house dwellings on the new lots be a minimum of 0.5 metres above the general level of the land around the selected building site. The owners have signified their agreement with this requirement.

The existing house septic tank drainage system has worked satisfactorily and subject to design for each individual disposal system, no problems are anticipated with waste water disposal on the individual lots.

11. RESERVES


There is no suitable land available for reserves and an equivalent cash contribution will thus be required.

12. LEGAL SURVEY

A Registered Surveyor will be involved in preparing the final land transfer drawing.

13. ADDITIONAL RESOURCE CONSENTS

No additional Resource consents are required.



J.A. YURJEVIC
11 August 1995

JOHN A YURJEVIC
NZCE, DIP Traffic planning &
control, Registered Engineer.

CONSULTING ENGINEER

6 Cowley Place Whangarei New Zealand Ph 09 4350267

Re: SUBDIVISION - S & F KRSINIC - RUAKAKA
ASSESSMENT OF EFFECTS ON THE ENVIRONMENT

a) **DESCRIPTION**

The proposal is to subdivide an existing 16 Hectare property into 4 separate lots of approximately 4 Hectares each. The land is designated Rural B within the Whangarei District and the proposal satisfies the District Plan.

b) **LOCALITY & SITE**

The land is on the North Western corner of One Tree Point Road/State Highway 1 intersection.
The site is generally flat and currently used for grazing.

c) **ENVIRONMENTAL**

1) **NEIGHBOURHOOD**

The proposal will have no effect on the immediate neighbours in that two boundaries of the present property are bordered by public road and the remaining two boundaries are close planted with trees and hedges.

2) **WIDER COMMUNITY**

The existing land is very bland with no significant plantings or landmarks. It is contended that once the proposed lots are built on and landscaped the overall effects on the environment will be considerably enhanced.

3) **VEHICLE ENTRANCES**

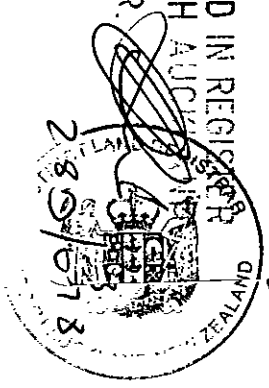
There are already three existing entrances to the property, two on the State Highway and one on One Tree Point Road. An additional entrance will eventually be required on One Tree Point Road.

All vehicle entrances are and can be sited 150 metres from the intersection so that the safe operation of the intersection is not affected.

Any increase in traffic generated by the subdivision would be insignificant.

3.44 07.OCT198 D 318421 : 2

PARTICULARS ENTERED IN REGISTER
LAND REGISTRY NORTH AUCKLAND
ASST LAND REGISTRAR



D318421-4 EC

Approved by the District Land Registrar, South Auckland No. 351560

Approved by the District Land Registrar, North Auckland, No. 4380/81

Approved by the Registrar-General of Land, Wellington, No. 436748.1/81

EASEMENT CERTIFICATE

(IMPORTANT: Registration of this certificate does not of itself create any of the easements specified herein).

=/We SNIGO KUZMA KRSINIC of Ruakaka, Farmer and FLORA KRSINIC his wife

being the registered proprietor(s) of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at Auckland on the _____ day of _____ 1998 under No. 185432 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE DEPOSITED PLAN NO. 185432

Nature of Easement (e.g., Right of Way, etc.)	Servient Tenement		Dominant Tenement Lot No.(s) or other Legal Description	Title Reference
	Lot No.(s) or other Legal Description	Colour, or Other Means of Identification, of Part Subject to Easement		
Power Supply	Lot 1 DP 185432	Marked A	Lot 4 DP 185432	116A/40
Power Supply	Lot 2 DP 185432	Marked B	Lot 3 DP 185432	116A/40

State whether any rights or powers set out here are in addition to or in substitution for those set out in the Seventh Schedule to the Land Transfer Act 1952.

1. Rights and powers:

Power Supply Easement

The rights, powers, terms, conditions, covenants and restrictions set forth in the Schedule hereto.

SCHEDULE

POWER SUPPLY EASEMENT - RIGHTS, POWERS AND TERMS

The owners for the time being of the dominant tenement shall have the Rights, Powers and privileges and shall be subject to the terms covenants and conditions set out hereunder:

1. The right for the registered proprietor for the time being of the dominant tenement and other authorised persons (in common with the registered proprietor of the servient tenement and all others having the like right) to lead and convey electricity, electric impulses and any other form of electricity without interruption or impediment (except during any periods of necessary renewal or repair) by means of conduits cables wires or other electrical apparatus carried on poles erected or to be erected on the servient land or laid or to be laid under the surface of and through the soil of the servient tenement to the dominant tenement.
2. The registered proprietor for the time being of the dominant tenement shall be responsible for the repair and maintenance of the electrical conduits cables wires poles or other electrical apparatus so as to keep the same in good order repair and condition and to prevent the same from becoming a danger or nuisance except that any damage caused to the electrical conduits wires poles or other electrical apparatus by the owner of either the dominant or servient tenements or his or their servants agents invitees employees or contractors shall be repaired and made good as soon as reasonably practicable to the standard required by the electricity authority having jurisdiction in respect of same and at the cost of the party responsible in all matters.
3. In order to construct or maintain the efficiency of any such conduits cables wires poles or other electrical apparatus the full free uninterrupted and unrestricted right liberty and privilege for the registered proprietor for the time being of the dominant tenement his tenants servants agents and workmen with any tools implements machinery vehicles or equipment of whatsoever nature necessary for the purpose to enter upon the servient tenement at all reasonable times and from time to time and to remain thereon for any reasonable period for the purpose of laying inspecting cleansing repairing maintaining and renewing the said conduits cables wires poles or other electrical apparatus or any part thereof and of opening up the soil of the land to such extent as may be necessary and reasonable in that regard subject to the condition that as little disturbance as possible is caused to the surface of the land and that the surface is restored as nearly as possible to its original condition and that any other damage done by reason of the aforesaid operations is repaired.

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

Dated this 21st day of May 1998

Signed by the above-named
SNIGO KUZMA KRSINIC and
FLORA KRSINIC

S. Krsinic
F. Krsinic

in the presence of

Witness

Roger Edwin Gittos

Occupation ROGER EDWIN GITTOS
SOLICITOR
Address WHANGAREI

EASEMENT CERTIFICATE

(IMPORTANT): Registration of this certificate does not of itself create any of the easements specified herein.

*Correct for the purposes of the
Land Transfer Act*



Solicitor for the registered proprietor

3.44 07.OCT198 D 8187421
PARTICULARS ENTERED IN THE
LAND REGISTRY NORTH
ASST LAND REGISTRAR

1164/403-43



Marsden Woods, Inskip & Smith
Solicitors
WHANGAREI

1164/403-43 COPY



10 January 2000

The District Land Registrar
Land Information New Zealand
Auckland Land Title Services
Private Bag 92016
AUCKLAND

**CROSSING PLACE NOTICE FOR SK & F KRSINIC
DP 185432 CT 116A/40 – LIMITED ACCESS ROAD
SH1 NEAR OAKLEIGH – RUAKAKA**

Dear Sir/Madam

In accordance with the Transit New Zealand Amendment Act 1998, No 42, I attach for your records and action two copies of crossing place notice number 38A, together with registration abstract. A copy of clause 11 of the above Act is also enclosed. This amends Section 91 of the principal Act.

I certify that any fee charged would be payable directly or indirectly from the Consolidated Revenue Account, and an exemption from paying this fee is hereby claimed.

Yours faithfully



Rachel Millar
Resource Planner
For Regional State Highway Manager

Code: G:\COMMON\PLANNING\LAR\DLR\rcm72.doc

Auckland Regional Office

Level 9 • 148 Quay Street • PO Box 1459 • Auckland • New Zealand
Telephone 64-9-377 7092 • Facsimile 64-9-307 6843

15 August 2000

The District Land Registrar

Land Information New Zealand
Auckland Land Title Services
Private Bag 92016
AUCKLAND

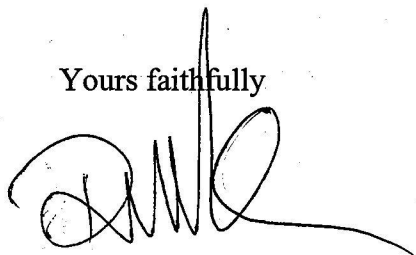
Code: rcm00322.doc
Our Ref: LAR 721
Your Ref: DP 185432

Dear Sir

LODGEMENT OF NOTICE PURSUANT TO SECTION 91 - TRANSIT NZ ACT

Pursuant to the Transit New Zealand Amendment Act 1995, I certify that the instrument attached is being lodged for and on behalf of the Crown and the fee charged would be payable directly from the Consolidated Revenue Account. Accordingly an exemption from the prescribed fee is claimed in accordance with the Land Transfer Regulations 1966.

Yours faithfully



Rachel Millar
Resource Planner
for Regional State Highway Manager

Enc. 1 X CP Authorisation notices
Abstract

cc Opus Whangarei

G:\RACHELMILAR\rcm00322.doc

Auckland Regional Office

Level 9 • 148 Quay Street • PO Box 1459 • Auckland • New Zealand
Telephone 64-9-377 7092 • Facsimile 64-9-307 6843

D661401.1 CC

Compensation Certificate Pursuant to Section 19 Public Works Act 1981.

File Reference: CPC/2001/6664

To the **Registrar-General of Land**
for the Land Registration District of
NORTH AUCKLAND

This Compensation Certificate is forwarded to you, pursuant to Section 19 of the Public Works Act 1981. Please deposit it in your Registry and arrange a memorial of it to be registered against the title to all land affected by it.

(a) Description of the land affected by the Certificate:

1. 3.8977 ha being part Lot 4 Deposited Plan 185432 contained in Certificate of Title 116A/43 North Auckland Land Registry.

(b) Brief particulars of the Agreement:

Date: 12/11/01

1. The Crown (Transit New Zealand) is to enter on the above-described land for the purpose of Construction Purposes.
2. Entry period from 1/12/2001 to 1/12/02.
3. Temporary stock-proof fencing required and permanent fencing on boundary on completion of work.
4. The Crown shall reinstate any land disturbed to its former condition.
5. The Crown shall construct an open drainage swale to drain stormwater from the State Highway.
6. Transit to maintain swale and sumps.

(c) Names and addresses of parties to the Agreement (*other than Minister of Lands*)

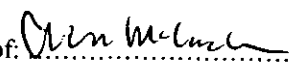
Snigo Kuzma Krsinic and Flora Krsinic
221 One Tree Point Road
RUAKAKA

(d) Place where Copy of Agreement may be inspected:

- (i) Land Information New Zealand, Lambton House, 160 Lambton Quay, PO Box 5501 Wellington.
- (ii) Hours during which a copy of the Agreement may be inspected: 9 a.m. to 4 p.m. on any day when Government Offices are open to the public.
- (iii) Reference by which Agreement may be identified: CPC/01/6664

Dated at Christchurch this 12th day of November 20 01

Signed
by: 
Signature of Authorised Officer

in the
presence of: 
Signature of Witness

STEPHEN ROBERT GILBERT

ANN MURRAY McLACHLAN

.....
Name and Designation of Authorised Officer (print)

.....
Name of witness (print)

For and on behalf of Her Majesty the Queen and acting Pursuant to delegated authority from the Chief Executive of Land Information New Zealand pursuant to Section 41 of the State Sector Act 1988.

Transit
.....
Occupation of Witness (print)

CL-INTZ, Christchurch
.....
Address of Witness (print)

Compensation Certificate No:

.....
.....
.....

Particulars entered in the Register Book,

Vol 116A folio 43

the day of 20
at o'clock.

Registrar-General for the District of

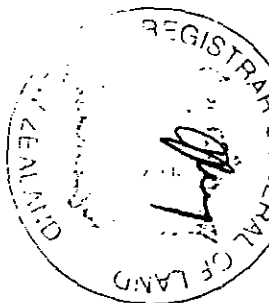
North Auckland.....

**Compensation Certificate
Pursuant to Section 19 Public
Works Act 1981.**

Land Information New Zealand 
Toitu te whenua

Crown Property Clearances
PO Box 5501.....
WELLINGTON.....

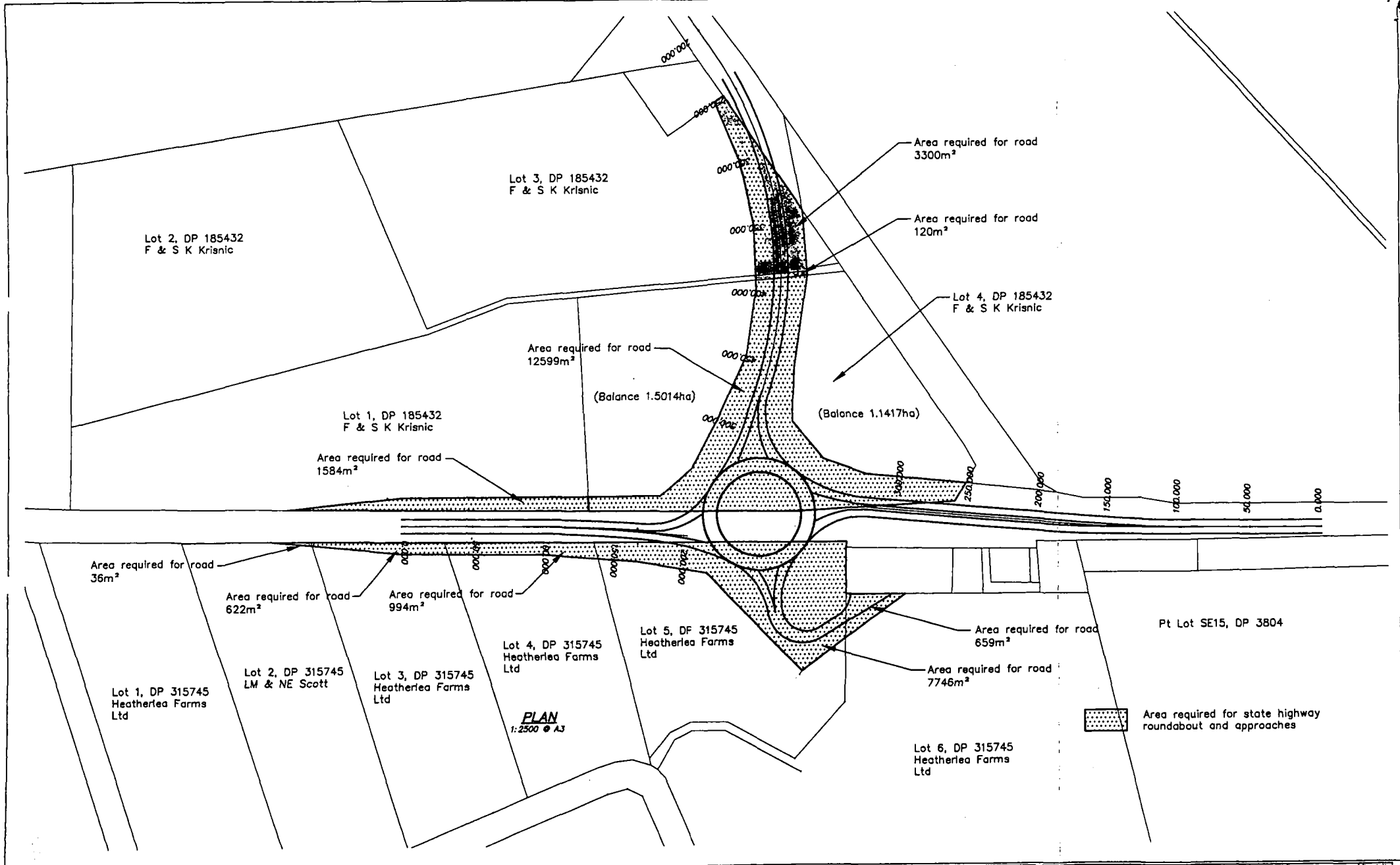
COOPY



for Registrar-General of Land

9.00 30 NOV 01 D661401.1

D661401.1



No.	Revisions	Date	Appr
3	Removed Prescott Rd Access & Added Lot Nos	8/04	
2	Adjusted Land Take on Krisnic Property	11/03	
2	Revised approach alignments and land takes	11/03	
1	Amended for revised alignment	11/02	

Scale	Date	Checked
Surveyed		
Designed	T.T. 09/03	<i>[Signature]</i>
Drawn	M.S. 11/03	<i>[Signature]</i>
Approved		<i>[Signature]</i>
File	Ref: 20041/Land Take.dwg	

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 Do not scale drawing.
 Horizontal scale shown are @ A1 size unless noted otherwise.
 Check alignment on site before construction.

Duffell Watts & King Ltd
 CONSULTING ENGINEERS

Client: **TRUST**

Project			Job No.	Sheet No.
S.E. 1N - ONE TREE POINT ROAD INTERSECTION UPGRADE LAND REQUIREMENT PLAN			20041/01/05	1
Drawing No.	Phase	Revision		
1948	S	R3		