



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

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R. W. Muir
Registrar-General
of Land

Identifier **942999**
Land Registration District **North Auckland**
Date Issued 25 November 2020

Prior References **Supplementary Record Sheet**
 717413 943103

Estate Stratum in Freehold
Legal Description Principal Unit 201H Deposited Plan
522297

Registered Owners
 Sung Bin Lee

The above estates are subject to the reservations, restrictions, encumbrances, liens and interests noted below and on the relevant unit plan and supplementary record sheet
 12013159.3 Mortgage to ASB Bank Limited - 29.9.2021 at 12:19 pm

Identifier

942999



**SUPPLEMENTARY RECORD SHEET
UNDER UNIT TITLES ACT 2010**

Search Copy

Identifier

943103

Land Registration District

North Auckland

Date Issued

25 November 2020

Plan Number

DP 522297

Subdivision of

Lot 1 Deposited Plan 492870

Prior References

717413

Unit Titles Issued

942982	942983	942984	942985
942986	942987	942988	942989
942990	942991	942992	942993
942994	942995	942996	942997
942998	942999	943000	943001
943002	943003	943004	943005
943006	943007	943008	943009
943010	943011	943012	943013
943014	943015	943016	943017
943018	943019	943020	943021
943022	943023	943024	943025
943026	943027	943028	943029
943030	943031	943032	943033
943034	943035	943036	943037
943038	943039	943040	943041
943042	943043	943044	943045
943046	943047	943048	943049
943050	943051	943052	943053
943054	943055	943056	943057
943058	943059	943060	943061
943062	943063	943064	943065
943066	943067	943068	943069
943070	943071	943072	943073
943074	943075	943076	943077
943078	943079	943080	943081
943082	943083	943084	943085
943086	943087	943088	943089
943090	943091	943092	943093
943094	943095	943096	943097
943098	943099	943100	943101
943102			

Interests

Identifier**942999****OWNERSHIP OF COMMON PROPERTY**

Pursuant to Section 47 Unit Titles Act 2010 -

(a) the body corporate owns the common property and

(b) the owners of all the units are beneficially entitled to the common property as tenants in common in shares proportional to the ownership interest (or proposed ownership interest) in respect of their respective units.

D312182.1 Compensation Certificate pursuant to Section 19 Public Works Act 1981 - 17.9.1998 at 2.19 pm

10249659.6 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 18.3.2016 at 11:10 am

10249659.7 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 18.3.2016 at 11:10 am

10249659.8 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 18.3.2016 at 11:10 am

Subject to a right to convey electricity (in gross) over parts marked A, B & C on DP 496081 in favour of Vector Limited created by Easement Instrument 10829638.6 - produced 8.12.2017 at 3:28 pm and entered 8.2.2018 at 7:01 am

Land Covenant in Easement Instrument 10829638.7 - produced 8.12.2017 at 3:28 pm and entered 8.2.2018 at 7:01 am

Subject to a right of way over parts marked A & Z on DP 525481 created by Easement Instrument 11157619.9 - 9.4.2020 at 6:35 pm

Appurtenant hereto is a right of way created by Easement Instrument 11157619.9 - 9.4.2020 at 6:35 pm

The easements created by Easement Instrument 11157619.9 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right to drain water (in gross) over parts marked A, W, X, Y, Z & BC on DP 525481 in favour of the Auckland Council created by Easement Instrument 11157619.10 - 9.4.2020 at 6:35 pm

The easements created by Easement Instrument 11157619.10 are subject to Section 243 (a) Resource Management Act 1991

Appurtenant hereto is a right to convey gas, water, electricity and right to drain sewage created by Easement Instrument 11157619.12 - 9.4.2020 at 6:35 pm

The easements created by Easement Instrument 11157619.12 are subject to Section 243 (a) Resource Management Act 1991

Land Covenant (in gross) in favour of Auckland Trotting Club Incorporated created by Covenant Instrument 11157619.15 - 9.4.2020 at 6:35 pm

Land Covenant in Covenant Instrument 11157619.16 - 9.4.2020 at 6:35 pm

Subject to a pedestrian right of way (in gross) over parts marked Z, ZA, ZD, ZE, ZK, ZL, ZM, ZN, ZQ, ZR, ZS & ZV on DP 522297 in favour of the Auckland Council created by Easement Instrument 11737387.7 - 25.11.2020 at 5:12 pm

The easements created by Easement Instrument 11737387.7 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right to traffic signal maintenance (in gross) over parts marked ZA, ZM, ZL, ZU, ZV & ZR on DP 522297 in favour of Auckland Transport created by Easement Instrument 11737387.9 - 25.11.2020 at 5:12 pm

The easements created by Easement Instrument 11737387.9 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right to convey gas (in gross) over parts marked ZA, ZK, ZN & ZO on DP 522297 in favour of Vector Limited created by Easement Instrument 11737387.10 - 25.11.2020 at 5:12 pm

The easements created by Easement Instrument 11737387.10 are subject to Section 243 (a) Resource Management Act 1991

Subject to a right to convey water (in gross) over part marked A on DP 555375 in favour of Auckland Trotting Club Incorporated created by Easement Instrument 11737387.11 - 25.11.2020 at 5:12 pm

Subject to a right to convey electricity (in gross) over part marked WC on DP 522297 in favour of Auckland Trotting Club Incorporated created by Easement Instrument 11737387.12 - 25.11.2020 at 5:12 pm

Subject to a right of way over parts marked WA, WC, ZF & ZG on DP 522297 created by Easement Instrument 11737387.13 - 25.11.2020 at 5:12 pm

The easements created by Easement Instrument 11737387.13 are subject to Section 243 (a) Resource Management Act 1991

11737387.14 Notice of body corporate operational rules pursuant to Section 105 Unit Titles Act 2010 - 25.11.2020 at 5:12 pm

11737387.15 Certificate of assessment of ownership interest pursuant to Section 32 Unit Titles Act 2010 - 25.11.2020 at 5:12 pm

Subject to a right of way over parts marked ZF, ZG, ZB & WA and a right to store rubbish over part marked ZC on DP 522297 created by Easement Instrument 11737387.17 - 25.11.2020 at 5:12 pm

Some of the easements created by Easement Instrument 11737387.17 are subject to Section 243 (a) Resource Management Act 1991 (See DP 522297)

Subject to a signage easement over parts marked ZP, ZW & ZX on DP 522297 created by Easement Instrument 11737387.18 - 25.11.2020 at 5:12 pm

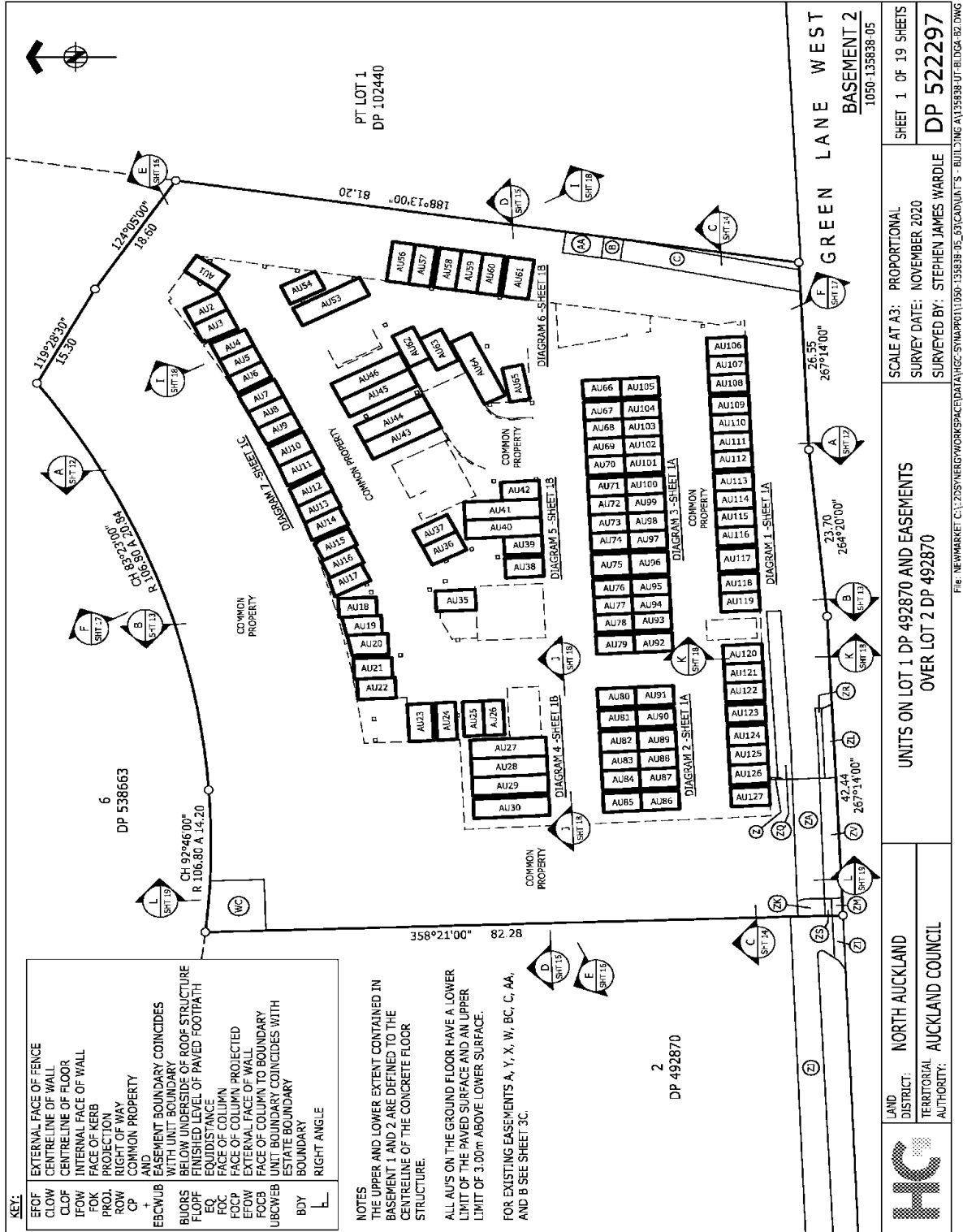
12214864.1 Change of address of the Body Corporate - 19.8.2021 at 2:36 pm

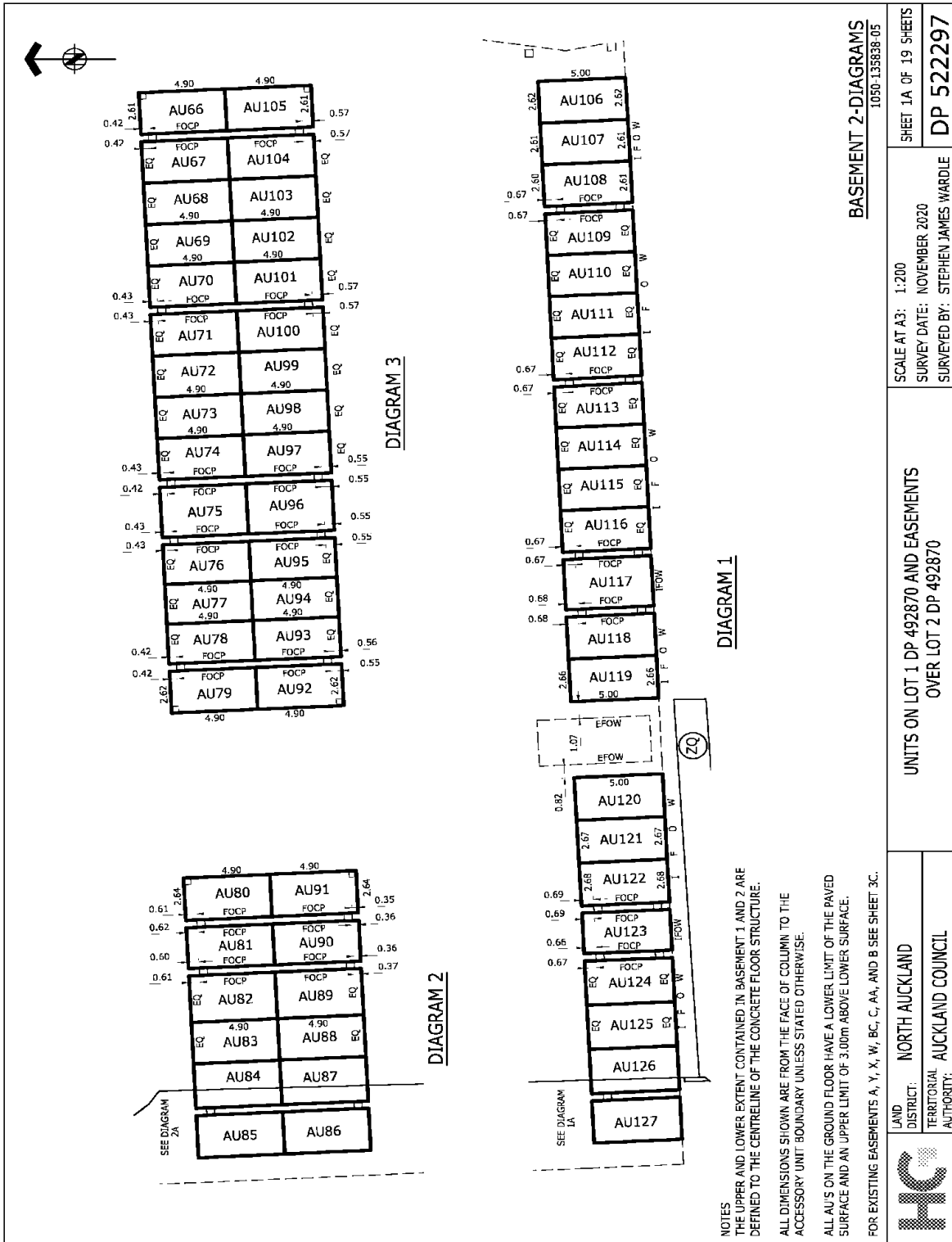
12214864.2 Notice of change of body corporate operational rules pursuant to Section 106 Unit Titles Act 2010 - 19.8.2021 at 2:36 pm


Identifier

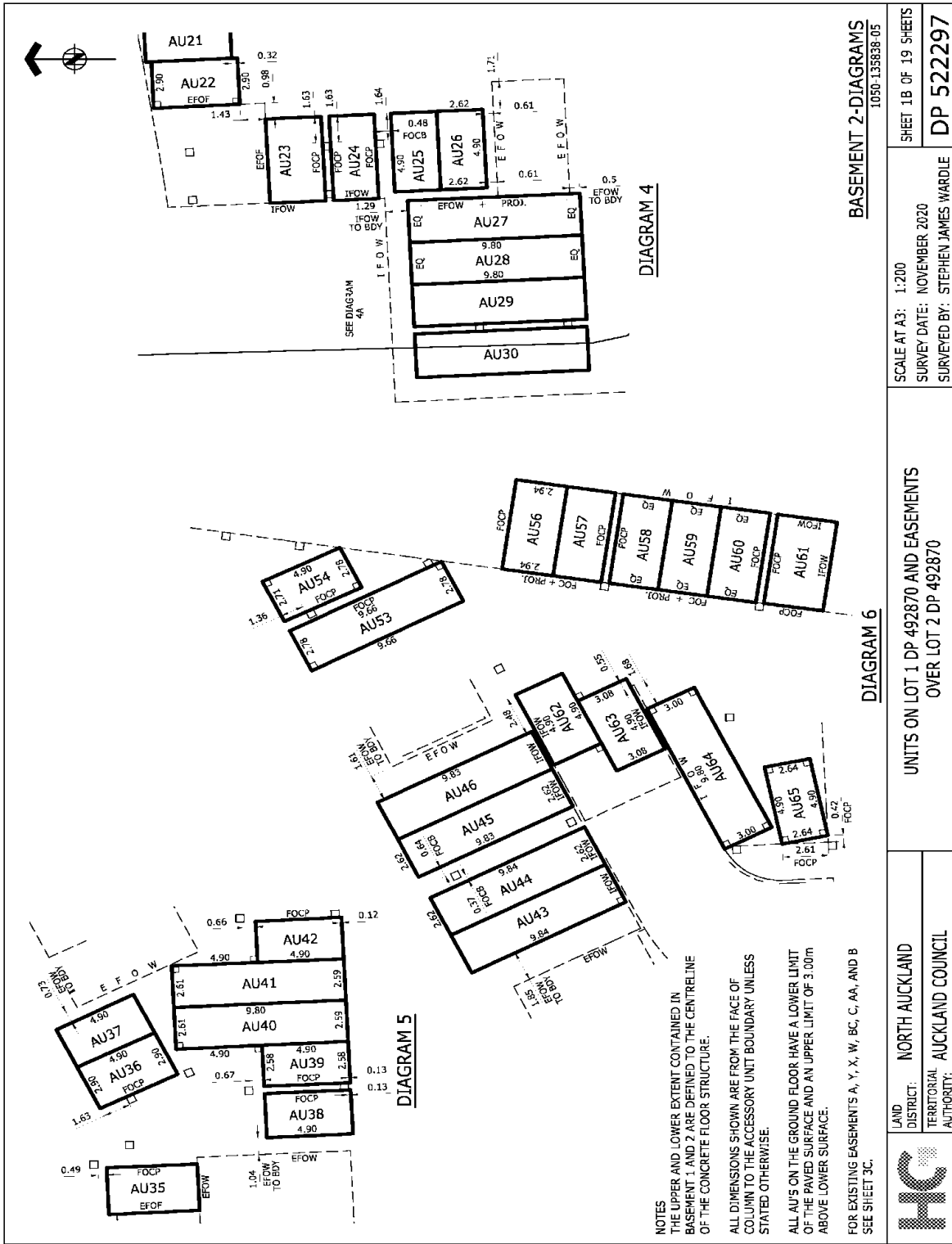
942999

12421311.3 Variation of the conditions of the easement created by Easement Instrument 11157619.9 - 15.8.2022 at 9:38 am Appurtenant hereto is a right of way, a right to convey water, electricity, gas and telecommunications and a right to drain water and sewage created by Easement Instrument 12421311.15 - 15.8.2022 at 9:38 am The easements created by Easement Instrument 12421311.15 are subject to Section 243 (a) Resource Management Act 1991




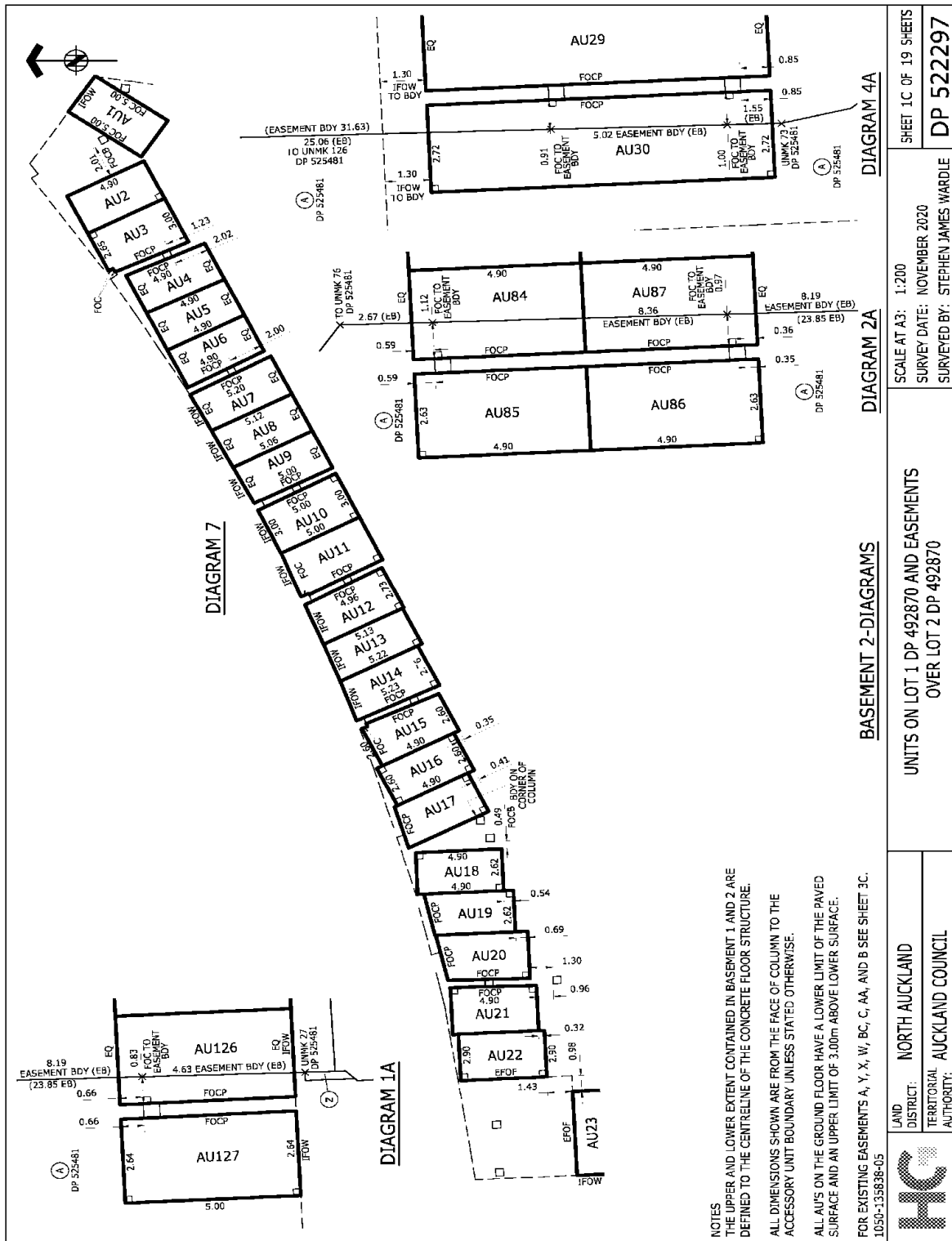


BASEMENT 2-DIAGRAMS 1050-135638-05	
SHEET 1A OF 19 SHEETS	DP 522297
SCALE AT A3: 1:200	SURVEY DATE: NOVEMBER 2020
SURVEYED BY: STEPHEN JAMES WARDLE	
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UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	
LAND DISTRICT: NORTH AUCKLAND	TERRITORIAL AUTHORITY: AUCKLAND COUNCIL
	



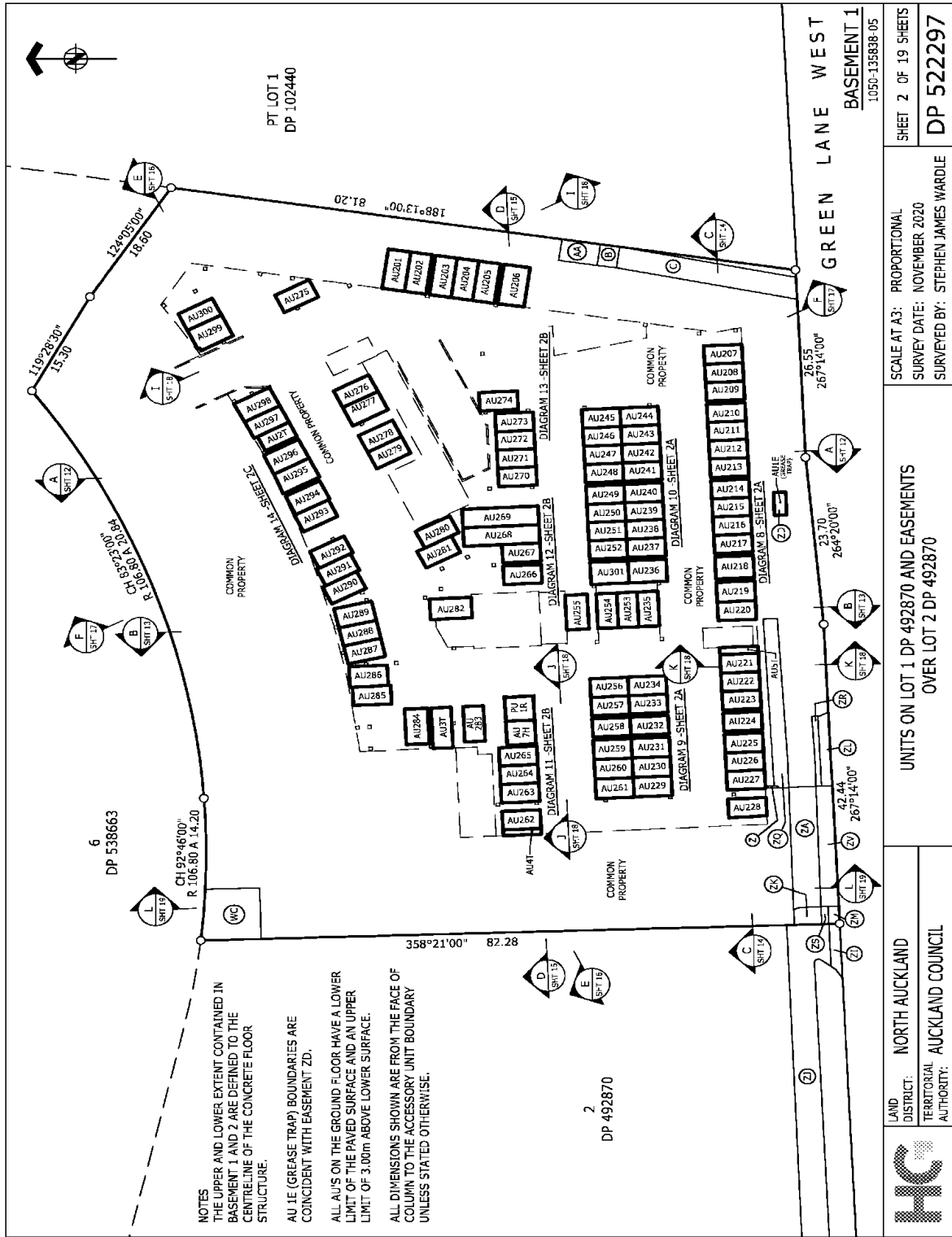
NOTES
 THE UPPER AND LOWER EXTENT CONTAINED IN
 BASEMENT 1 AND 2 ARE DEFINED TO THE CENTRELINE
 OF THE CONCRETE FLOOR STRUCTURE.
 ALL DIMENSIONS SHOWN ARE FROM THE FACE OF
 COLUMN TO THE ACCESSORY UNIT BOUNDARY UNLESS
 STATED OTHERWISE.
 ALL AU'S ON THE GROUND FLOOR HAVE A LOWER LIMIT
 OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m
 ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B
 SEE SHEET 3C.

BASEMENT 2-DIAGRAMS 1050-135638-05	
SCALE AT A3: 1:200	SHEET 1B OF 19 SHEETS
UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	
SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE	
DP 522297	
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LAND DISTRICT: NORTH AUCKLAND TERRITORIAL AUTHORITY: AUCKLAND COUNCIL	

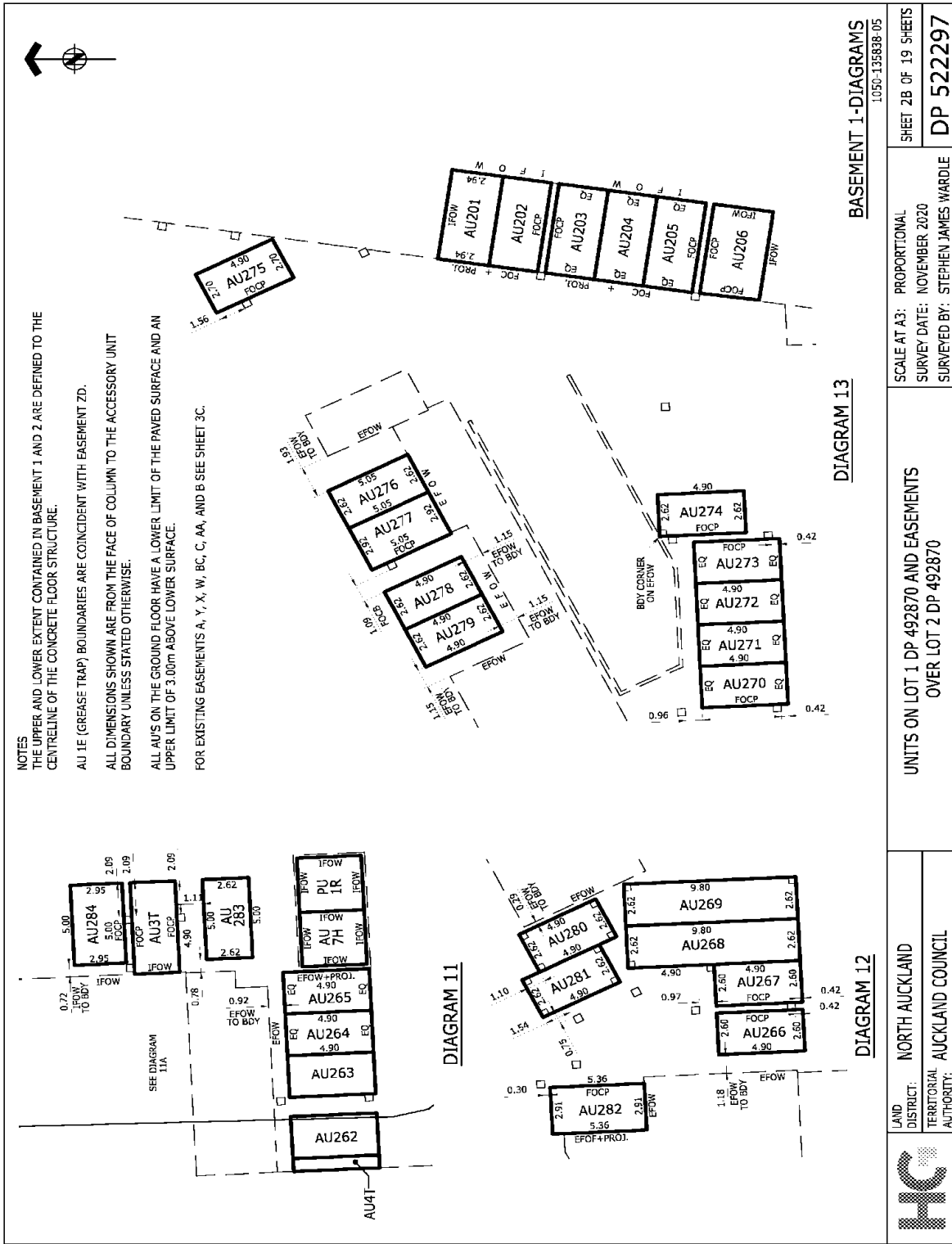


NOTES
 THE UPPER AND LOWER EXTENT CONTAINED IN BASEMENT 1 AND 2 ARE DEFINED TO THE CENTRELINE OF THE CONCRETE FLOOR STRUCTURE.
 ALL DIMENSIONS SHOWN ARE FROM THE FACE OF COLUMN TO THE ACCESSORY UNIT BOUNDARY UNLESS STATED OTHERWISE.
 ALL AU'S ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.
 1050-135838-05

<p>SCALE AT A3: 1:200 SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE</p>		<p>SHEET 1C OF 19 SHEETS DP 522297</p>
<p>UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870</p>		<p>File: NEWMARKET\1050\ENERGYWORKSPACE\DATA\REG-SYMAPRPT\1050-135838-05_A3\CAD\UNITS - BUILDING A1135838-UT-BUDGN-EP2-DIAGRAMS.DWG</p>
<p>LAND DISTRICT: NORTH AUCKLAND TERRITORIAL AUTHORITY: AUCKLAND COUNCIL</p>	<p>BASEMENT 2-DIAGRAMS DIAGRAM 2A DIAGRAM 4A</p>	



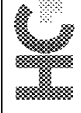
	LAND DISTRICT: NORTH AUCKLAND TERRITORIAL AUTHORITY: AUCKLAND COUNCIL	UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	SCALE AT A3: PROPORTIONAL SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE	SHEET 2 OF 19 SHEETS DP 522297
	DP 492870			1050-135838-05

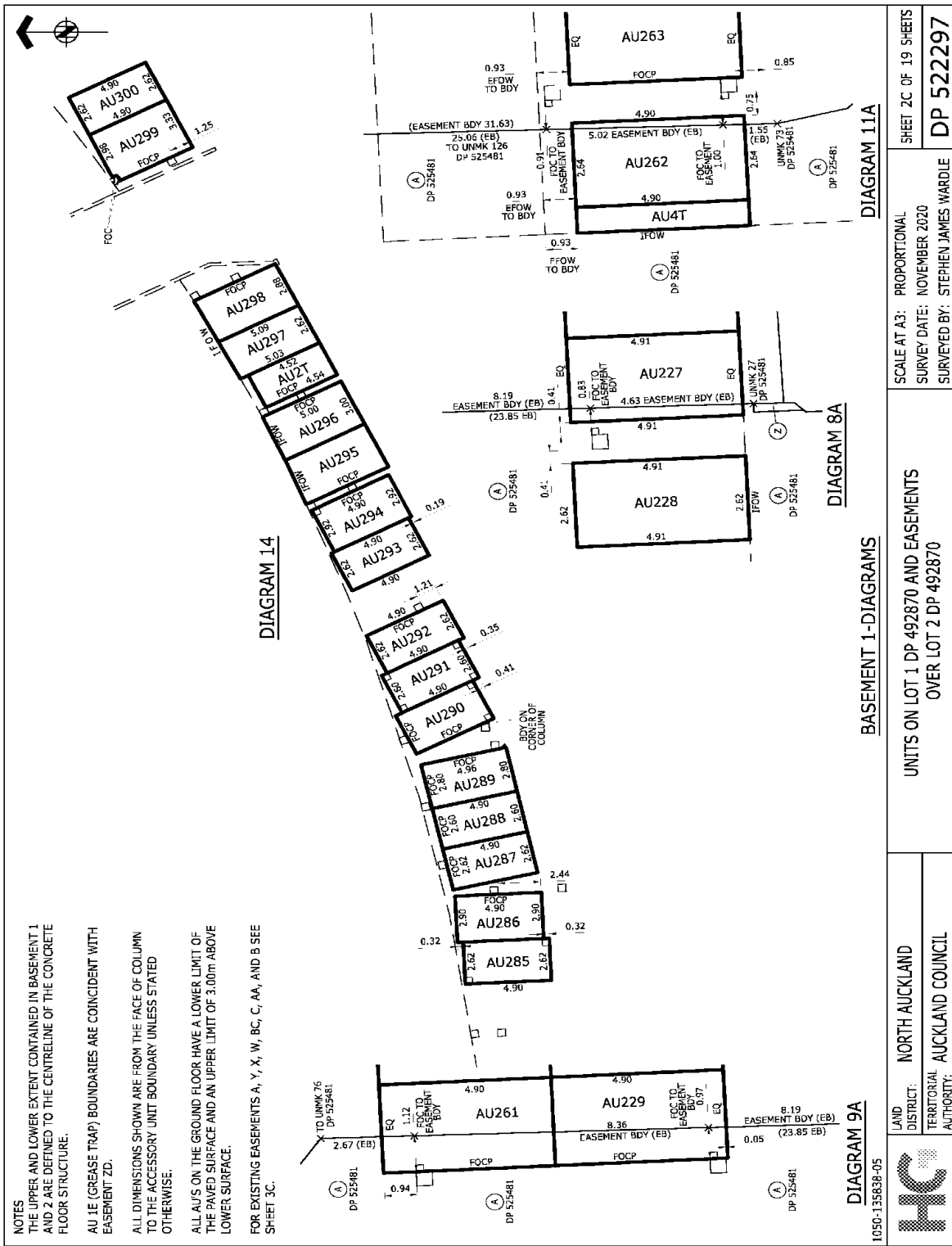


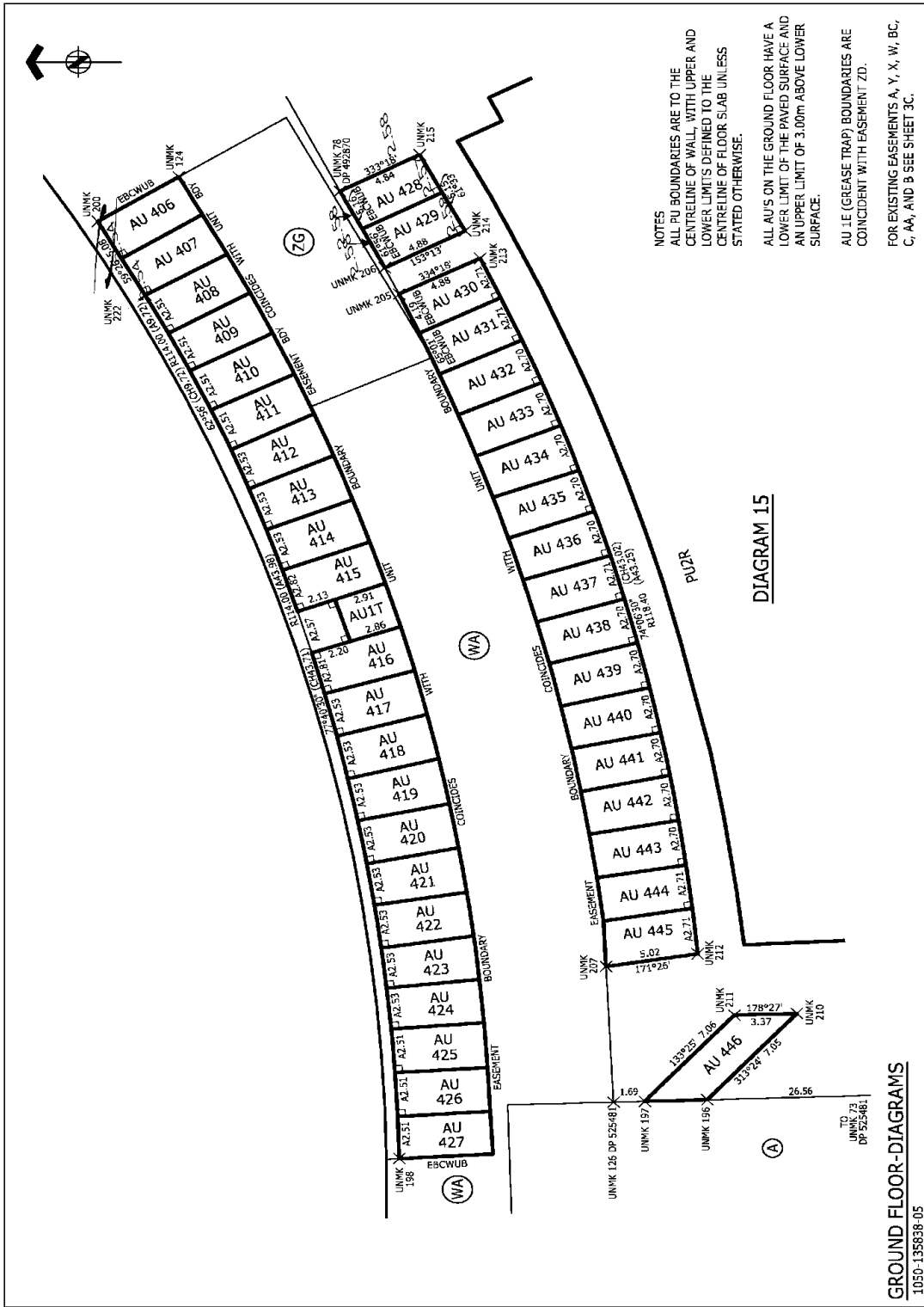
SHEET 2B OF 19 SHEETS
 DP 522297

UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870

LAND DISTRICT: NORTH AUCKLAND
 TERRITORIAL AUTHORITY: AUCKLAND COUNCIL





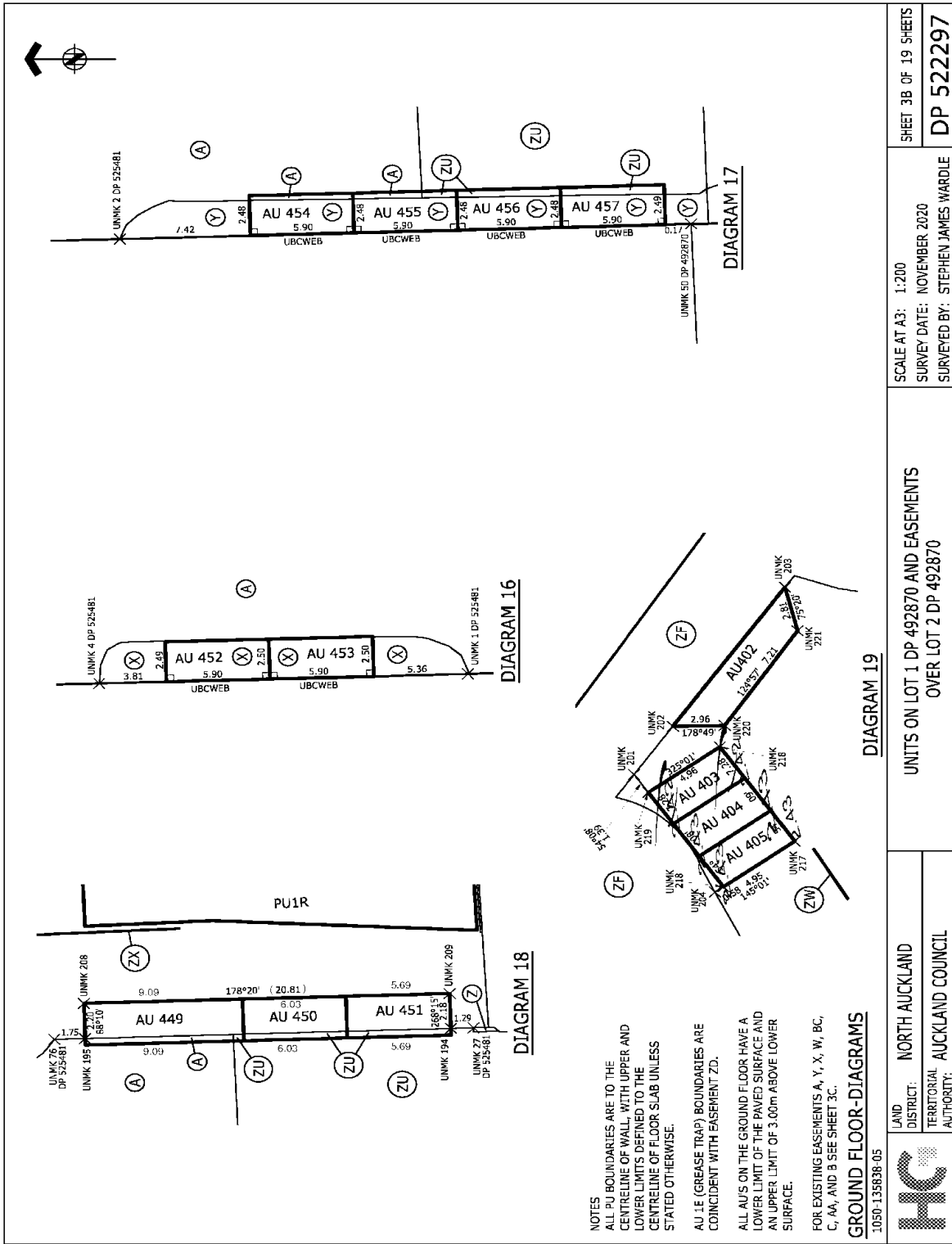


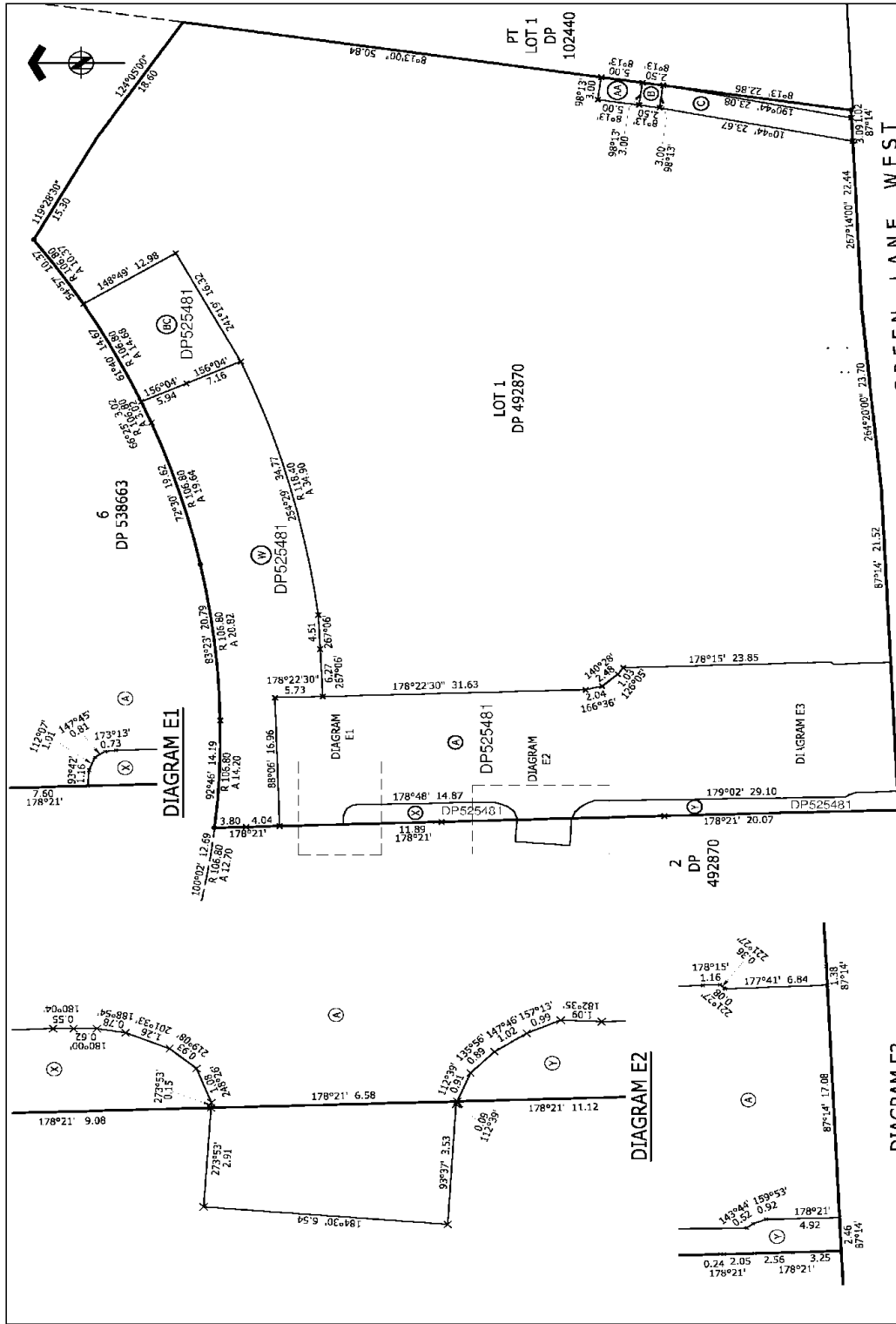
NOTES
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL AUs ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 AU 1E (GREASE TRAP) BOUNDARIES ARE COINCIDENT WITH EASEMENT ZD.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.


GROUND FLOOR - DIAGRAMS
 1050-135838-05

LAND DISTRICT: NORTH AUCKLAND TERRITORIAL AUTHORITY: AUCKLAND COUNCIL	UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	SCALE AT A3: 1:200 SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE	SHEET 3A OF 19 SHEETS DP 522297
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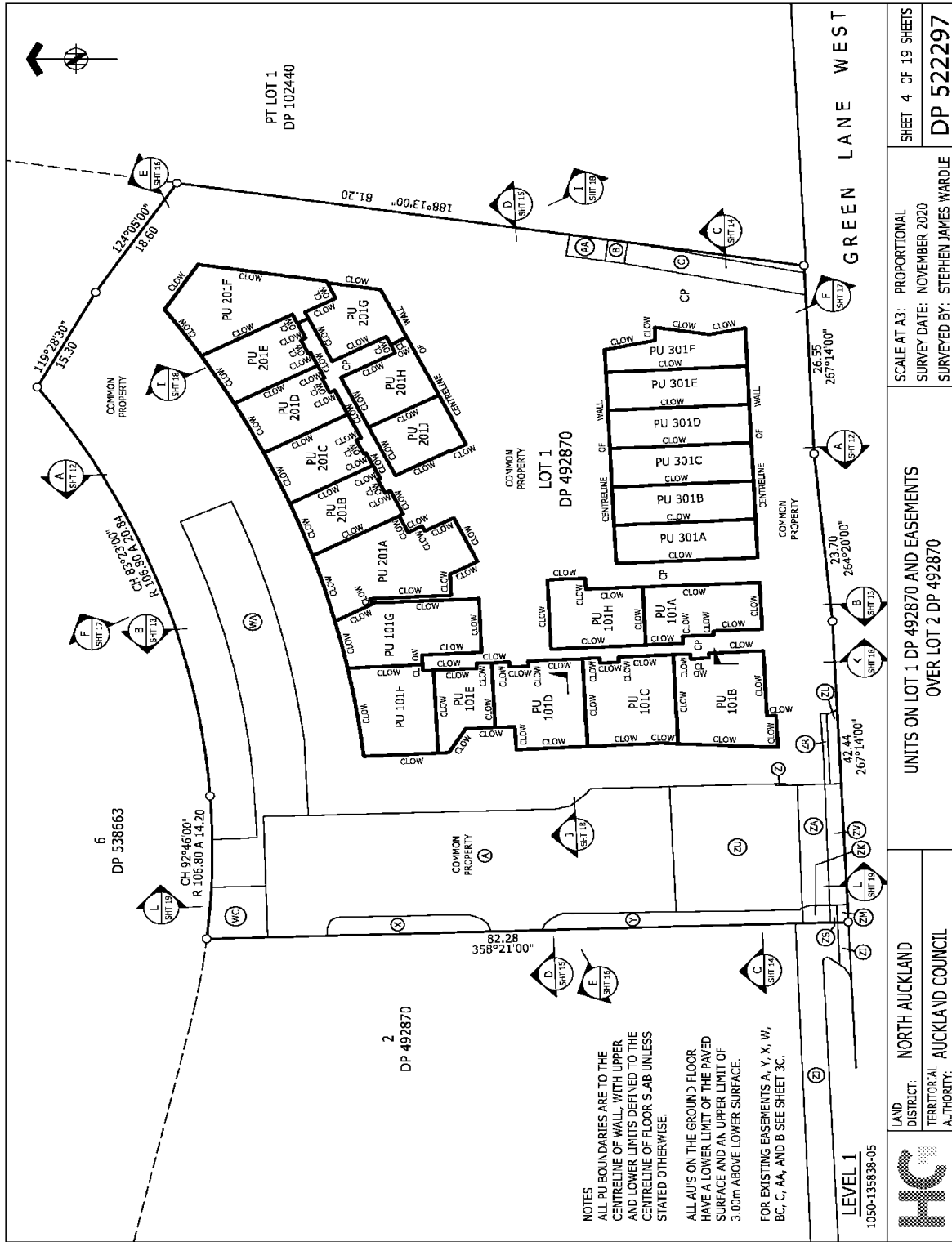






GREEN LANE WEST EXISTING EASEMENTS	
SCALE AT A3: PROPORTIONAL	SHEET 3C OF 19 SHEETS
SURVEY DATE: NOVEMBER 2020	DP 522297
SURVEYED BY: STEPHEN JAMES WARDLE	
UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	
LAND DISTRICT: NORTH AUCKLAND	
TERRITORIAL AUTHORITY: AUCKLAND COUNCIL	
<p>NOTE: SEE DP 525481 FOR UNMK POSITIONS.</p> 	

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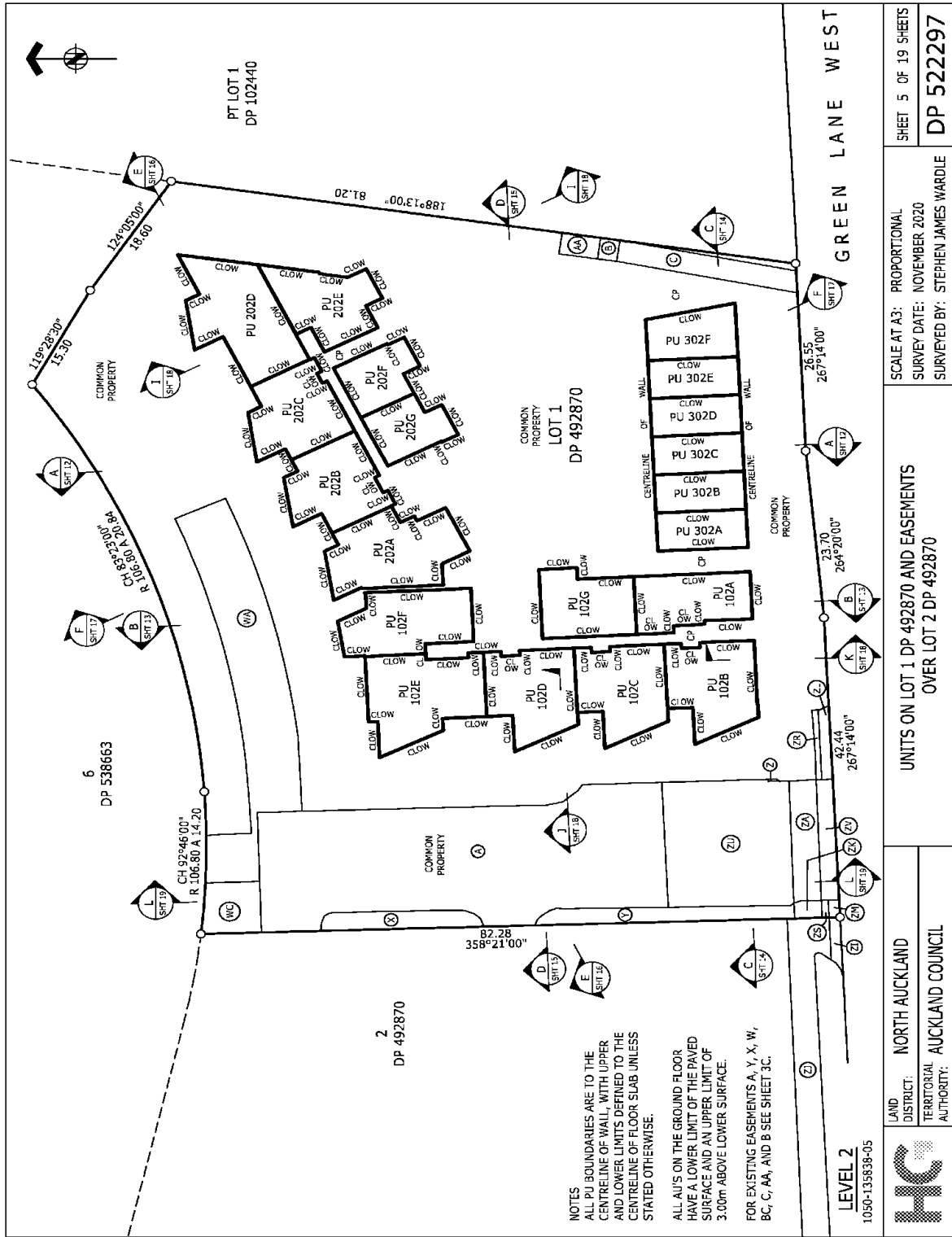


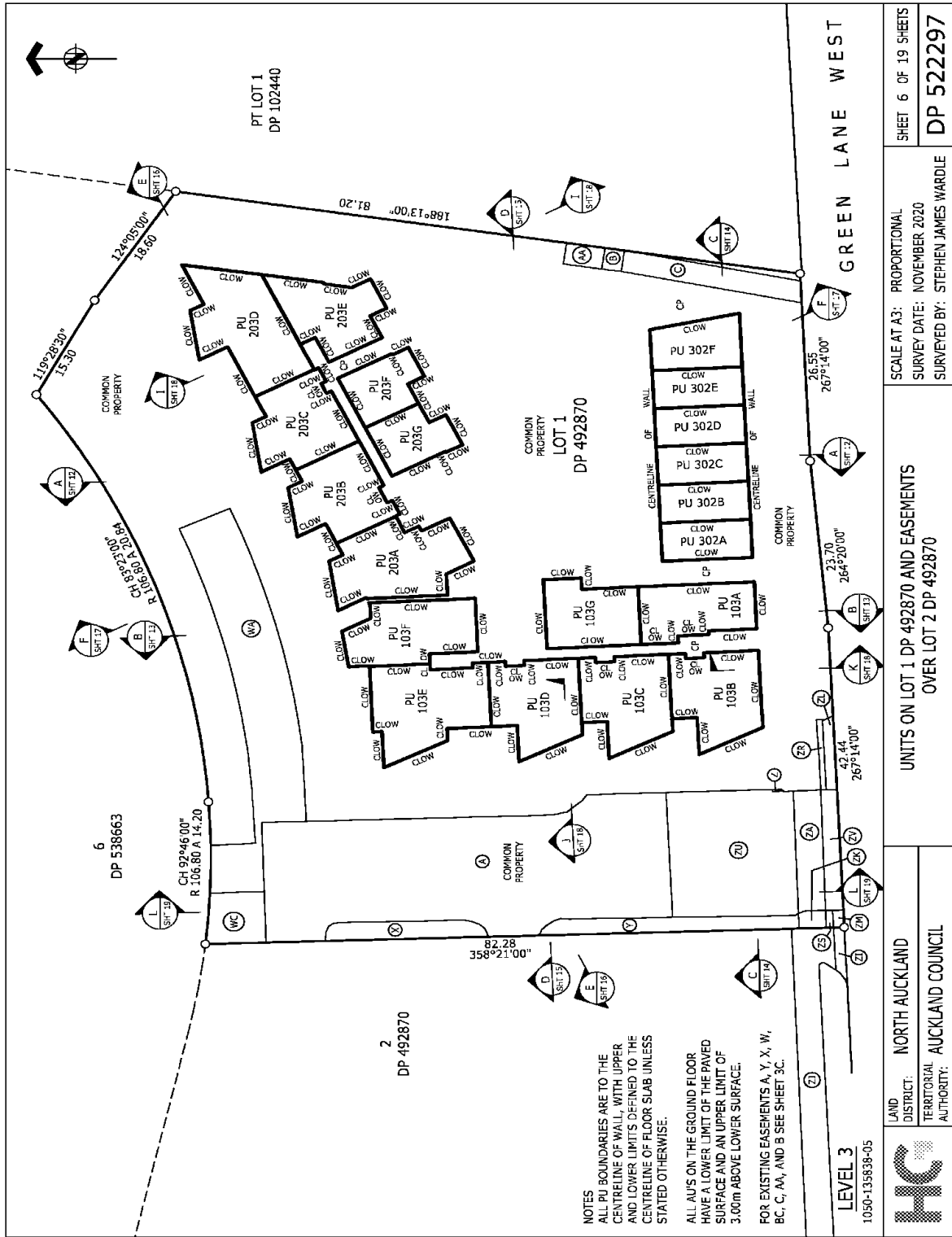
NOTES

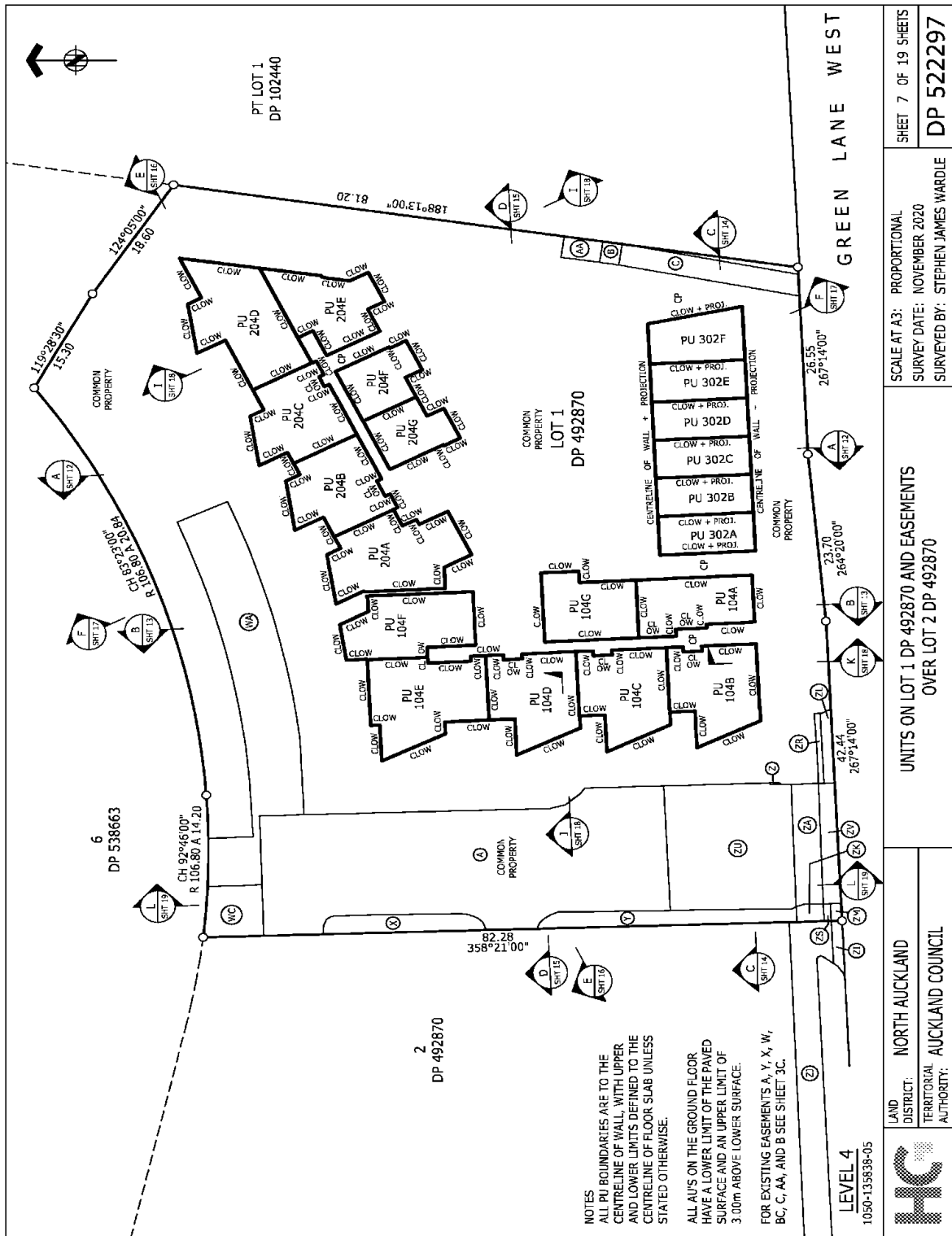
ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.

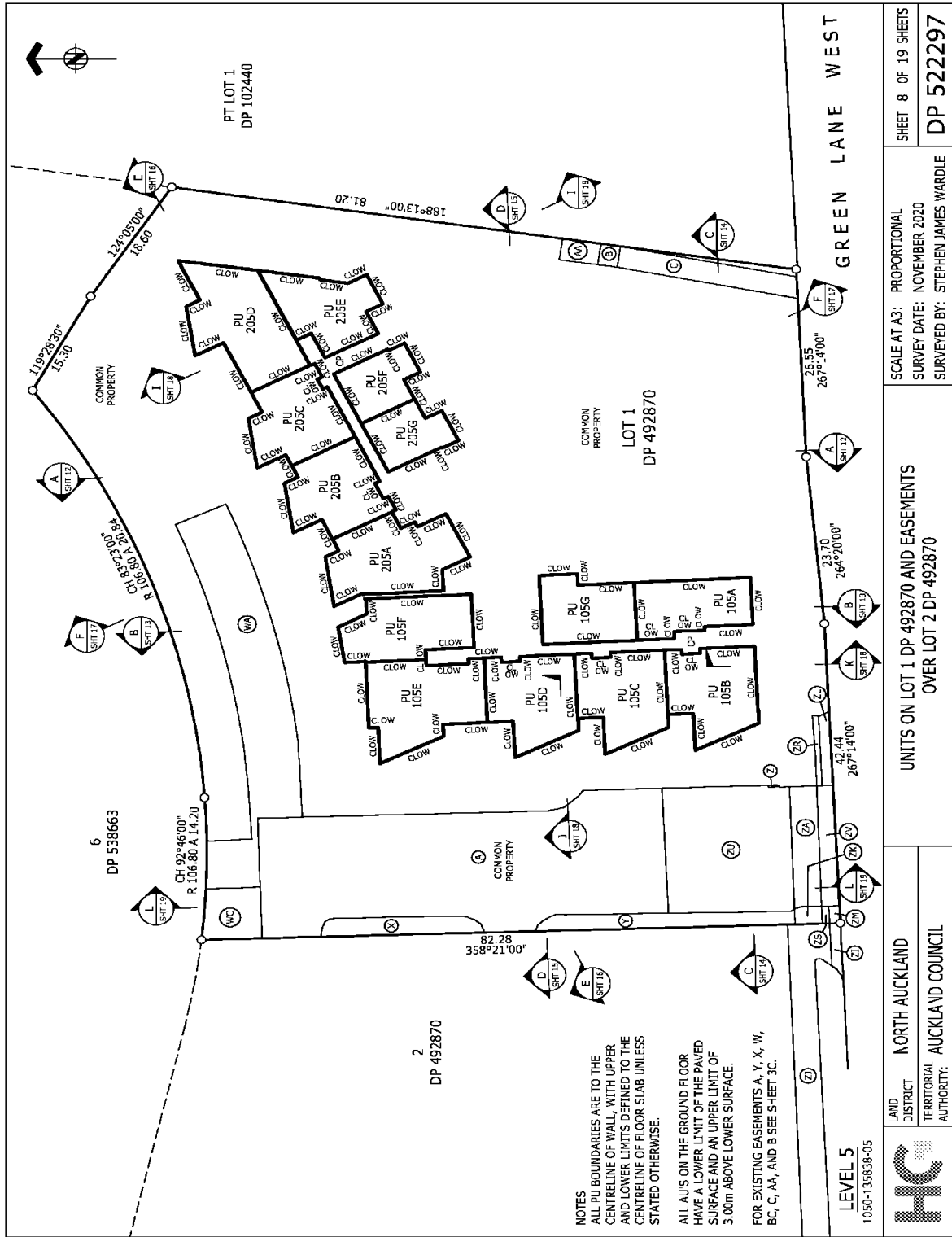
ALL AU'S ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.

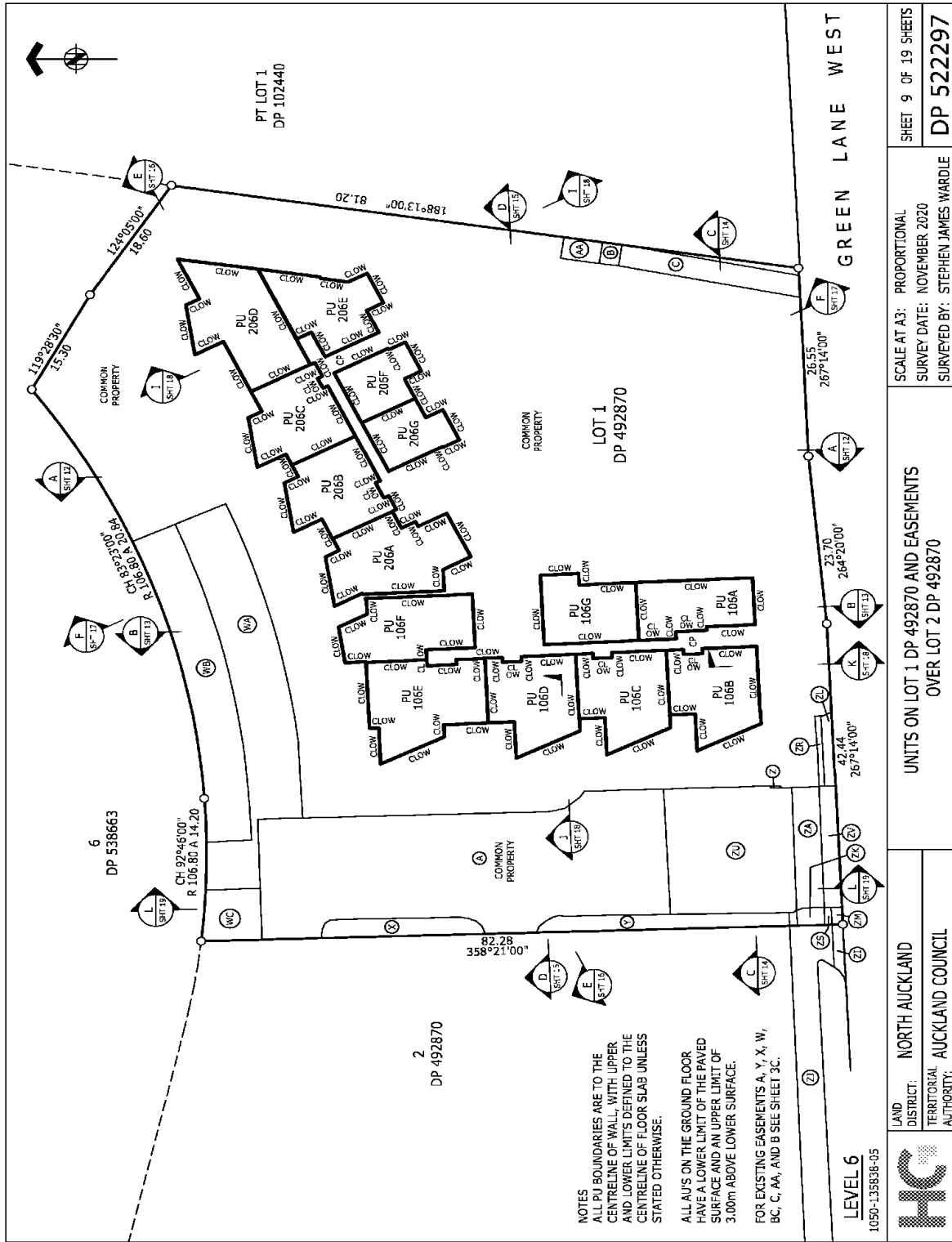
FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.







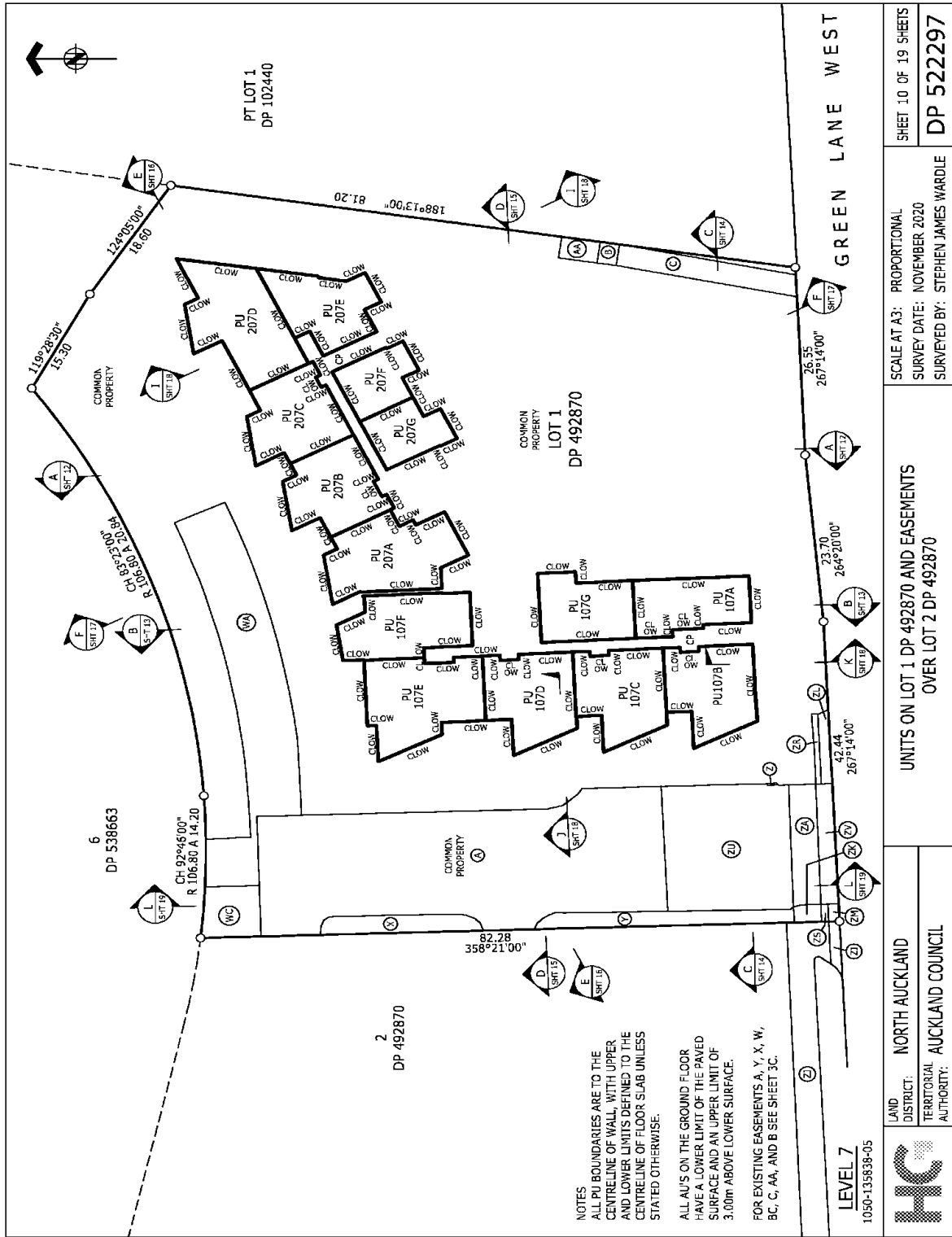


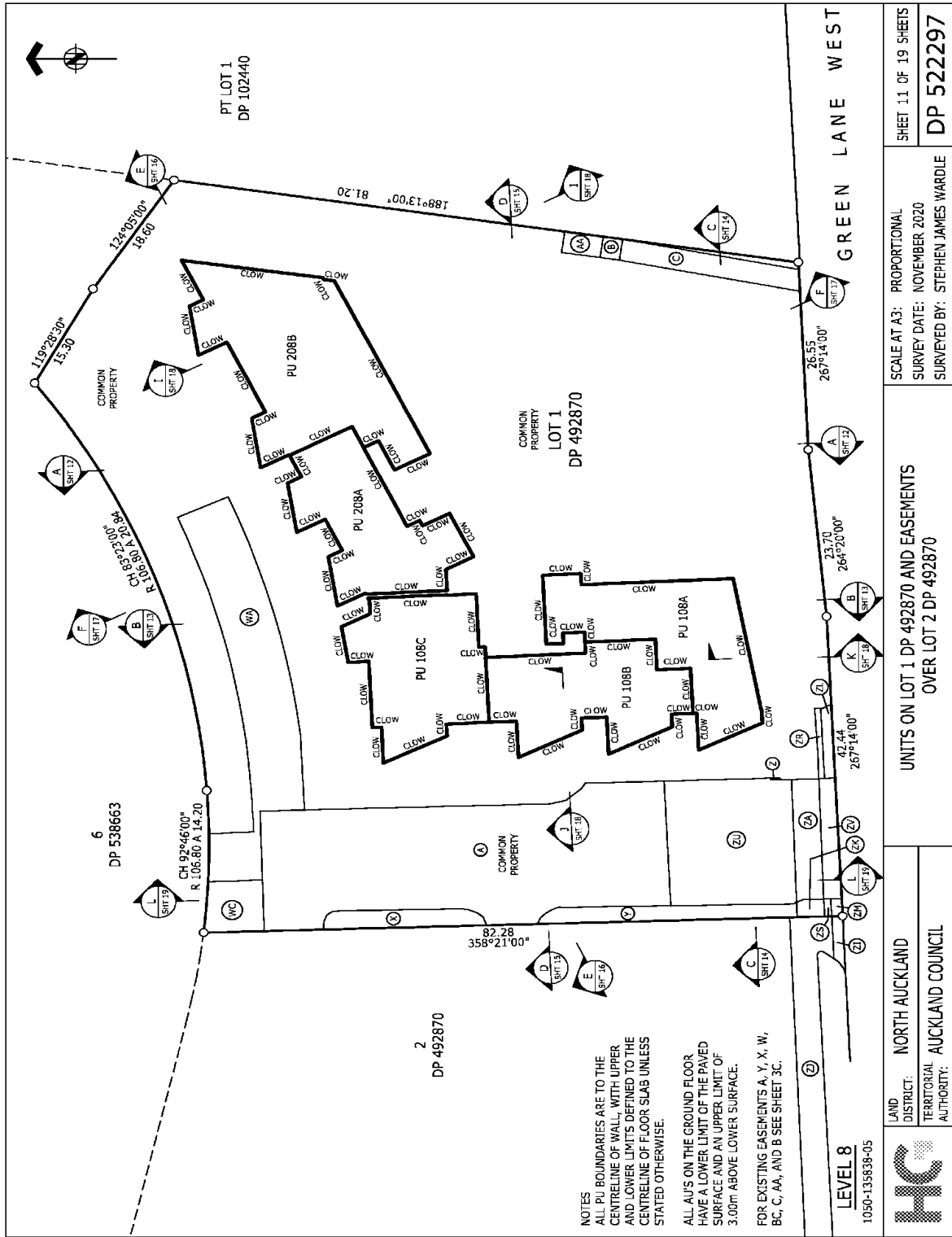


NOTES
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL AUs ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.

LEVEL 6 1050-135838-05	LAND DISTRICT: NORTH AUCKLAND	SCALE AT A3: PROPORTIONAL SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE	SHEET 9 OF 19 SHEETS DP 522297
	TERRITORIAL AUTHORITY: AUCKLAND COUNCIL		

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NOTES
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL ALU'S ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.

LEVEL 8
 1050-135838-05

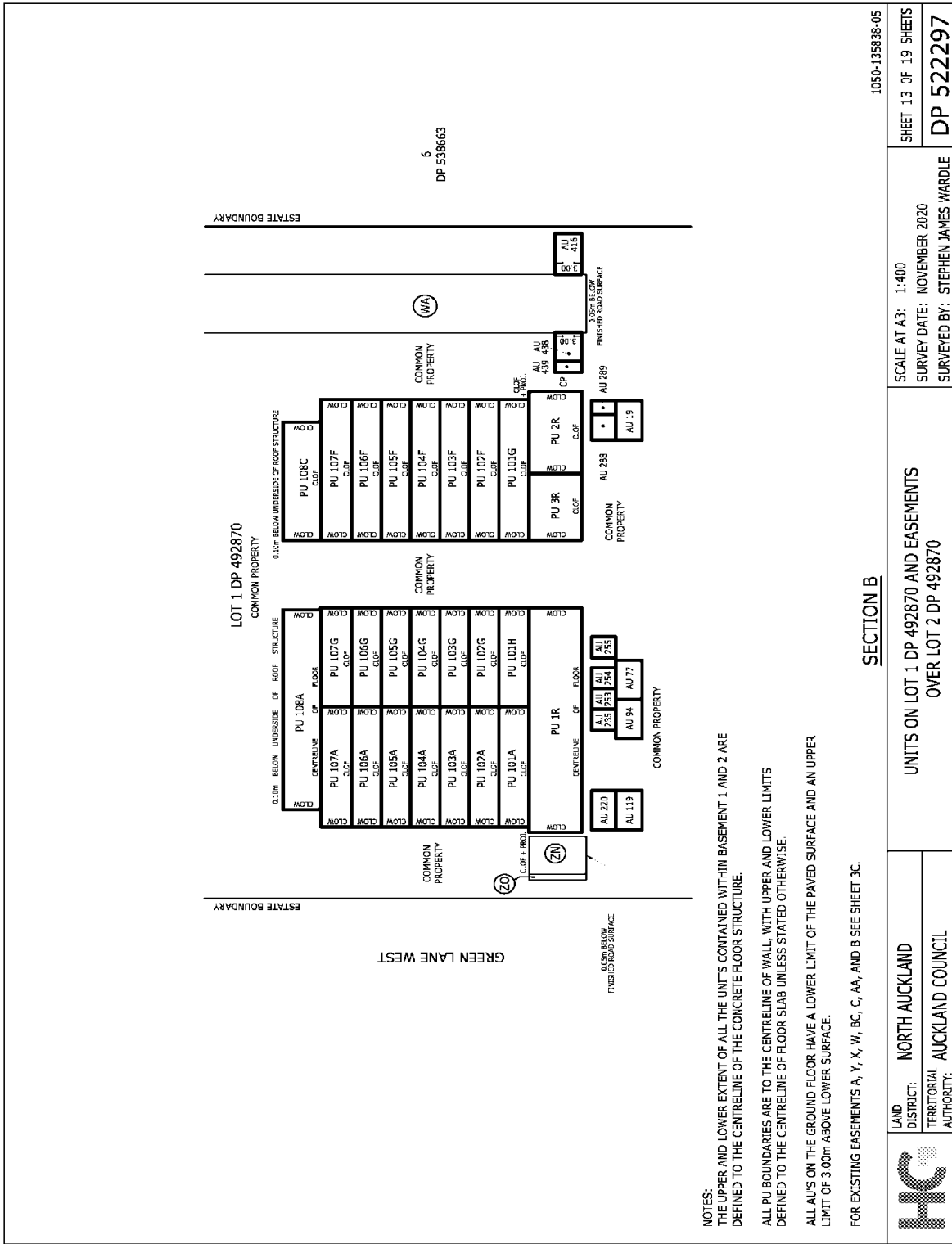
LAND DISTRICT: NORTH AUCKLAND
 TERRITORIAL AUTHORITY: AUCKLAND COUNCIL

UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870

SCALE AT A3: PROPORTIONAL
 SURVEY DATE: NOVEMBER 2020
 SURVEYED BY: STEPHEN JAMES WARDLE

SHEET 11 OF 19 SHEETS
 DP 522297

File: NEWMARKET_C:\1235\NEWGYMCKSPACE\DATA\HCC-SYMAPP01\1050-135838_05_83\CA\UNITS - BUILDING A\135838_UT_BLDCA-18.DWG



NOTES:
 THE UPPER AND LOWER EXTENT OF ALL THE UNITS CONTAINED WITHIN BASEMENT 1 AND 2 ARE DEFINED TO THE CENTRELINE OF THE CONCRETE FLOOR STRUCTURE.
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL AUs ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.

1050-135838-05

SECTION B

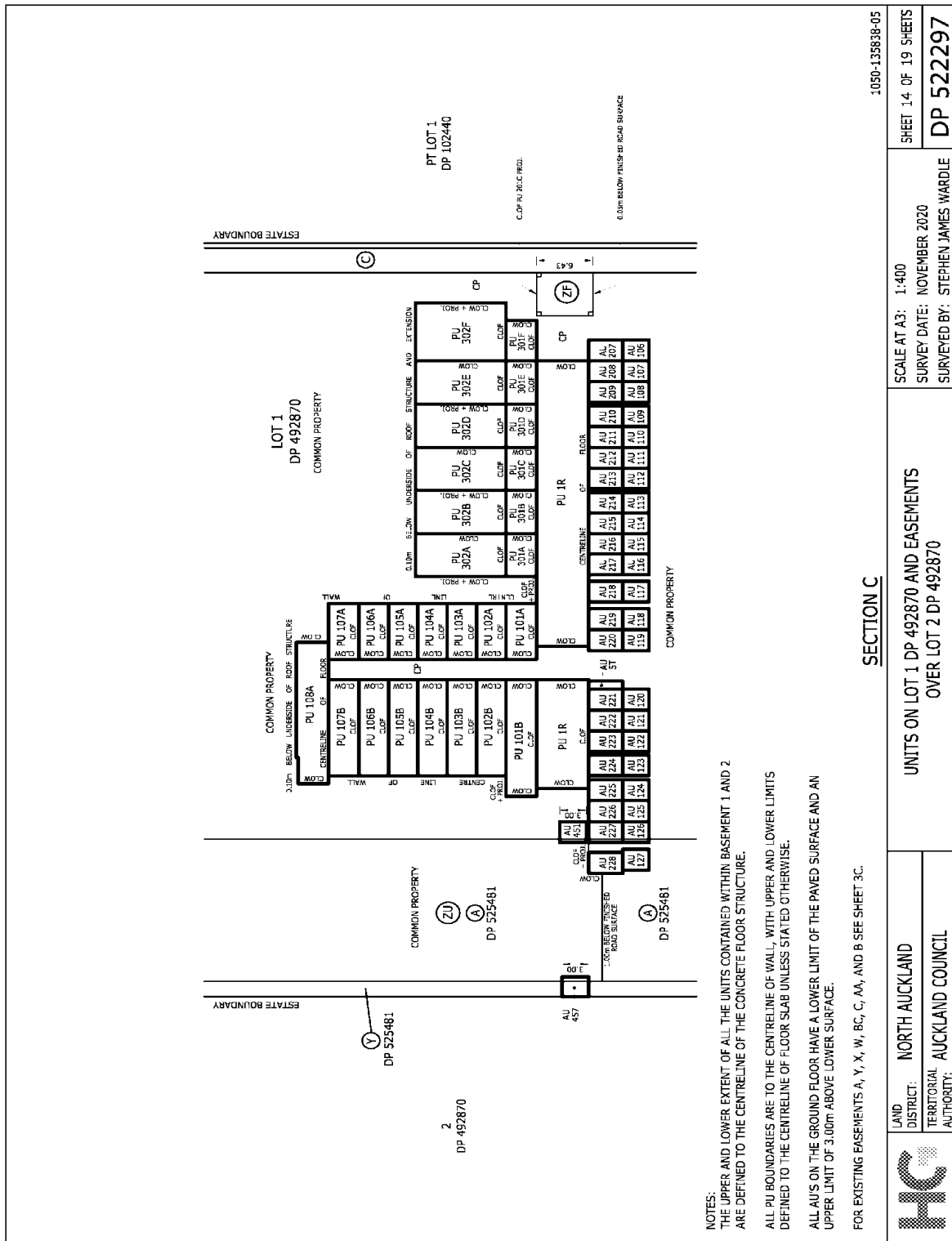
UNITS ON LOT 1 DP 492870 AND EASEMENTS
OVER LOT 2 DP 492870

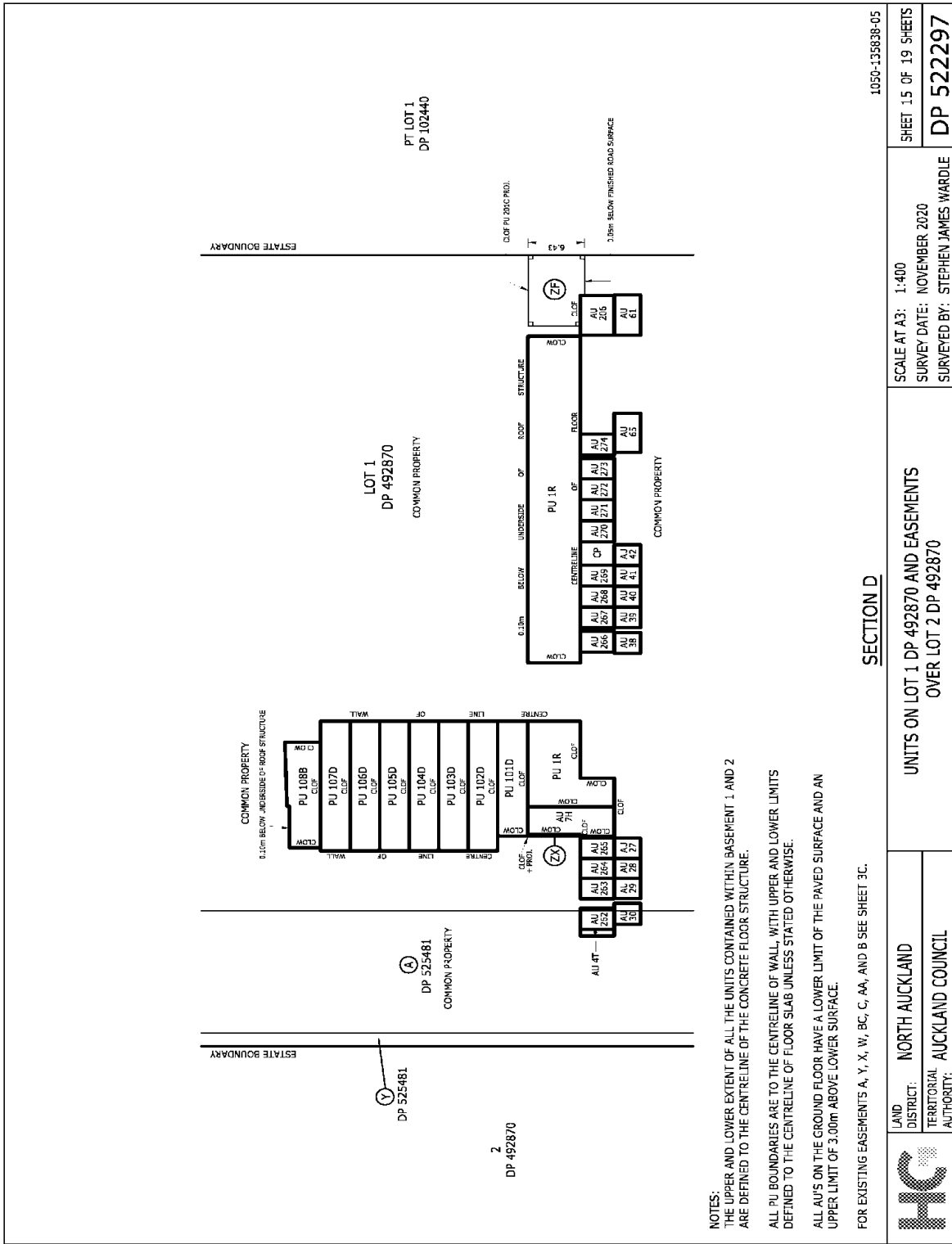
SCALE AT A3: 1:400
 SURVEY DATE: NOVEMBER 2020
 SURVEYED BY: STEPHEN JAMES WARDLE

SHEET 13 OF 19 SHEETS
 DP 522297


LAND DISTRICT: NORTH AUCKLAND
 TERRITORIAL AUTHORITY: AUCKLAND COUNCIL

FILE: HENMARKET C:\1205\NRG\WORKSPACE\DATA\REG-STYAPP\11050-135838-05_53\CAD\UNITS - BUILDING A\135838 UT-BLDGA-SEC B.DWG



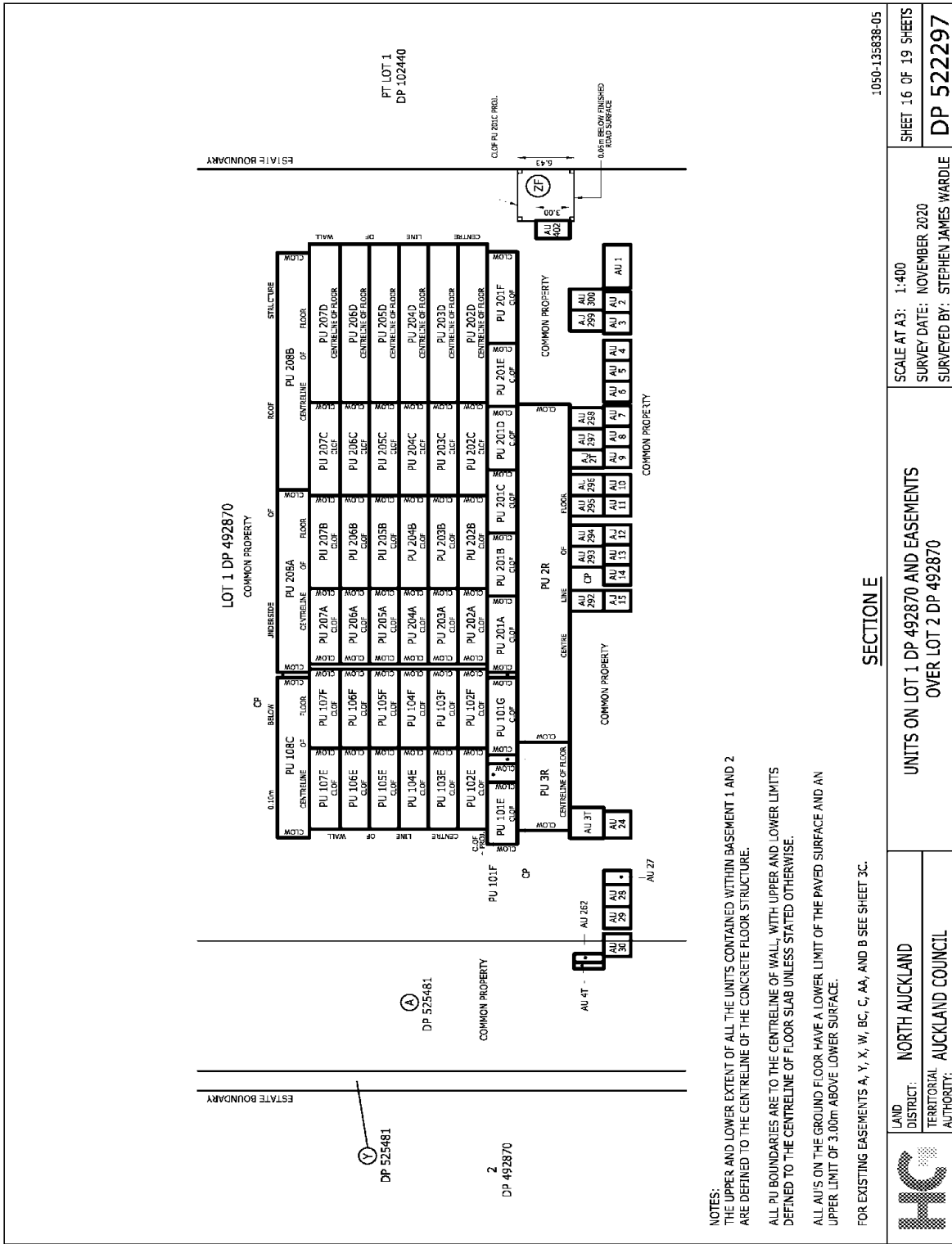


NOTES:
 THE UPPER AND LOWER EXTENT OF ALL THE UNITS CONTAINED WITHIN BASEMENT 1 AND 2 ARE DEFINED TO THE CENTRELINE OF THE CONCRETE FLOOR STRUCTURE.
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL AU'S ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.

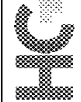
	LAND DISTRICT: NORTH AUCKLAND	SCALE AT A3: 1:400 SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE	SHEET 15 OF 19 SHEETS DP 522297
	TERRITORIAL AUTHORITY: AUCKLAND COUNCIL	UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	

SECTION D
1050-135638-05

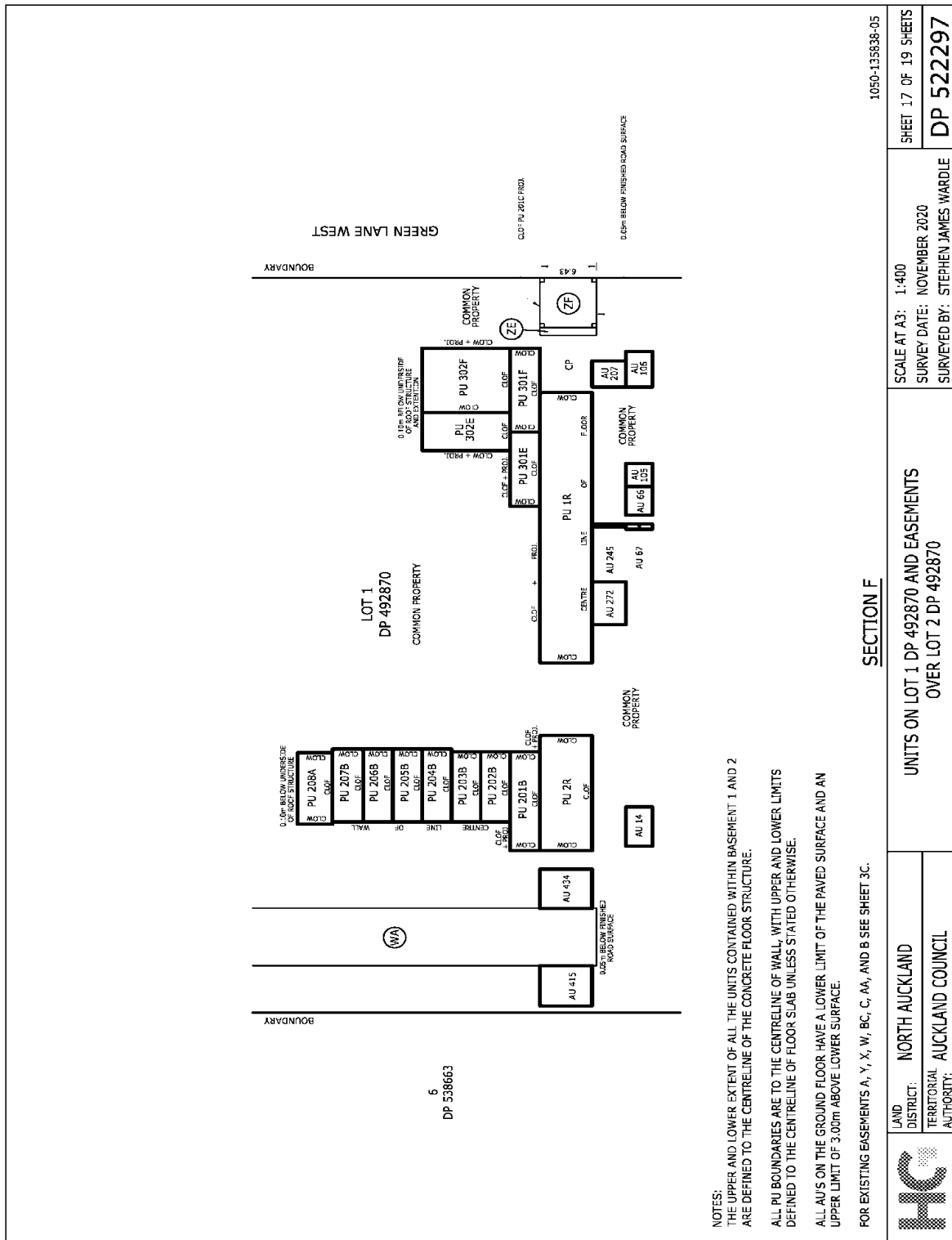
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NOTES:
 THE UPPER AND LOWER EXTENT OF ALL THE UNITS CONTAINED WITHIN BASEMENT 1 AND 2 ARE DEFINED TO THE CENTRELINE OF THE CONCRETE FLOOR STRUCTURE.
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL AUs ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND D SEE SHEET 3C.



LAND DISTRICT: NORTH AUCKLAND
 TERRITORIAL AUTHORITY: AUCKLAND COUNCIL



SECTION F

1050-135838-05

SHEET 17 OF 19 SHEETS

DP 522297

SCALE AT A3: 1:400

SURVEY DATE: NOVEMBER 2020

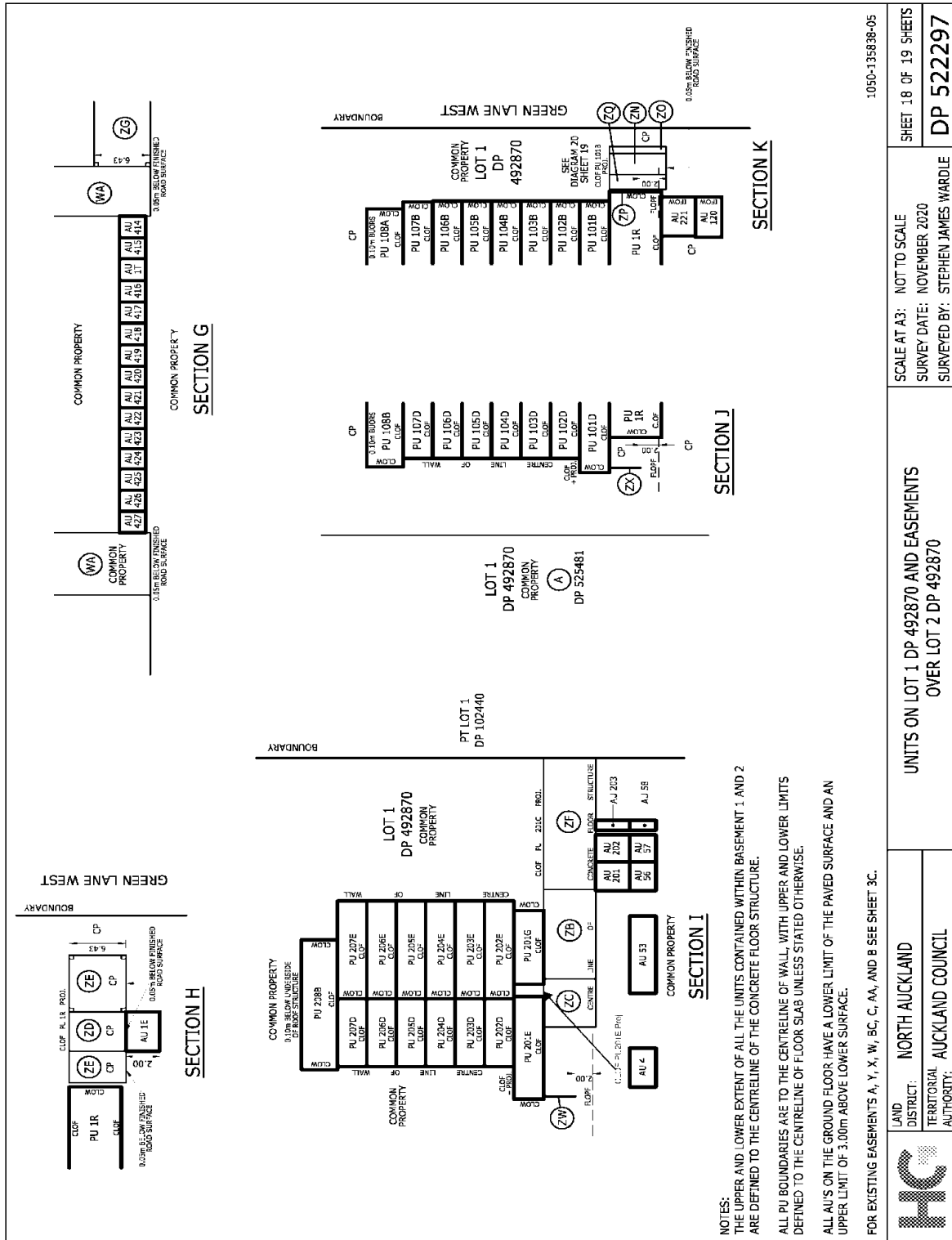
SURVEYED BY: STEPHEN JAMES WARDLE


UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870

LAND DISTRICT: NORTH AUCKLAND TERRITORIAL AUTHORITY: AUCKLAND COUNCIL

NOTES:
 THE UPPER AND LOWER EXTENT OF ALL THE UNITS CONTAINED WITHIN BASEMENT 1 AND 2 ARE DEFINED TO THE CENTRELINE OF THE CONCRETE FLOOR STRUCTURE.
 ALL PU BOUNDARIES ARE TO THE CENTRELINE OF WALL, WITH UPPER AND LOWER LIMITS DEFINED TO THE CENTRELINE OF FLOOR SLAB UNLESS STATED OTHERWISE.
 ALL AUs ON THE GROUND FLOOR HAVE A LOWER LIMIT OF THE PAVED SURFACE AND AN UPPER LIMIT OF 3.00m ABOVE LOWER SURFACE.
 FOR EXISTING EASEMENTS A, Y, X, W, BC, C, AA, AND B SEE SHEET 3C.

FILE: NEWMARKET_C:\12\5\NEWBY\WORKSPACE\DATA\HCC_SYMPAR\01\050-135838-05_05\CAD\UNITS - BUILDING A\135838-UT-BLDG-A-SEC-F.DWG



	LAND DISTRICT: NORTH AUCKLAND TERRITORIAL AUTHORITY: AUCKLAND COUNCIL	UNITS ON LOT 1 DP 492870 AND EASEMENTS OVER LOT 2 DP 492870	SCALE AT A3: NOT TO SCALE SURVEY DATE: NOVEMBER 2020 SURVEYED BY: STEPHEN JAMES WARDLE	SHEET 18 OF 19 SHEETS DP 522297
	1050-135838-05 File: NEWMARKET_C:\1\2\3\ENERGY\WORKSPACE\DA\HCC_SYMAPP\1050-135838-05_43\CAD\UNITS - BUILDING A\135838-UT-BUDGA-SEC 6 L.DWG			

