

**Private Plan Change Request – Hughes Developments Limited**  
**Appendix G – Certificates of Title**



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



  
R.W. Muir  
Registrar-General  
of Land

**Identifier** **CB33K/65**  
**Land Registration District** **Canterbury**  
**Date Issued** 18 October 1990

**Prior References**

CB33F/774

---

<b>Estate</b>	Fee Simple
<b>Area</b>	20.3750 hectares more or less
<b>Legal Description</b>	Lot 1 Deposited Plan 57004

**Registered Owners**

Malcolm Richard Main and Philippa Ruth Main

---

**Interests**

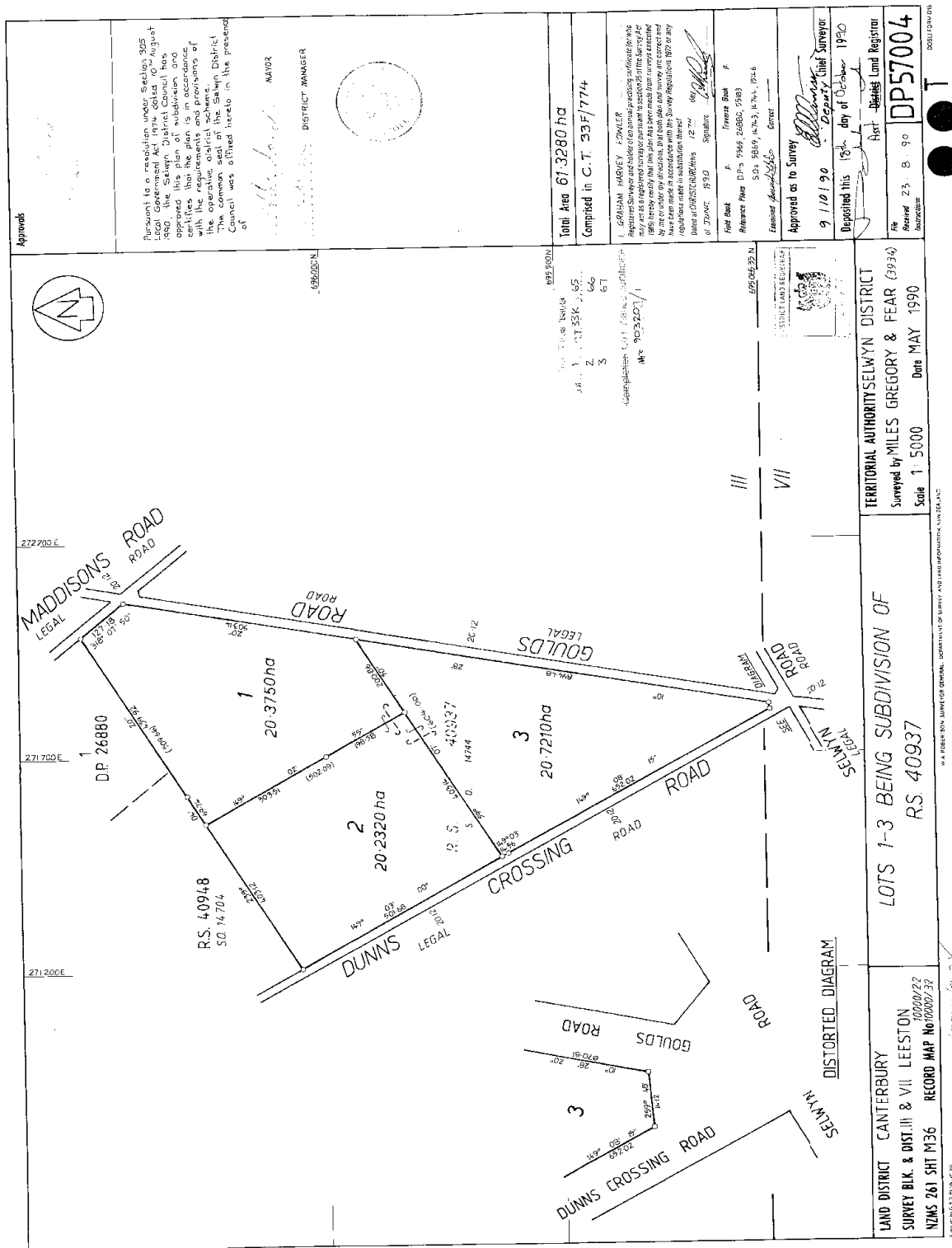
Subject to Part IV A Conservation Act 1987

A21096.5 Mortgage to (now) Westpac New Zealand Limited - 28.10.1992 at 2:32 pm and varied 30.10.1996 at 9:36 am

5798897.3 Variation of Mortgage A21096.5 - 13.11.2003 at 9:00 am

8577235.1 Variation of Mortgage A21096.5 - 25.8.2010 at 5:05 pm

11864514.1 CAVEAT BY HUGHES DEVELOPMENTS LIMITED - 21.9.2020 at 9:14 am





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



  
R.W. Muir  
Registrar-General  
of Land

**Identifier** CB33K/67  
**Land Registration District** Canterbury  
**Date Issued** 18 October 1990

**Prior References**

CB33F/774

---

<b>Estate</b>	Fee Simple
<b>Area</b>	20.7210 hectares more or less
<b>Legal Description</b>	Lot 3 Deposited Plan 57004

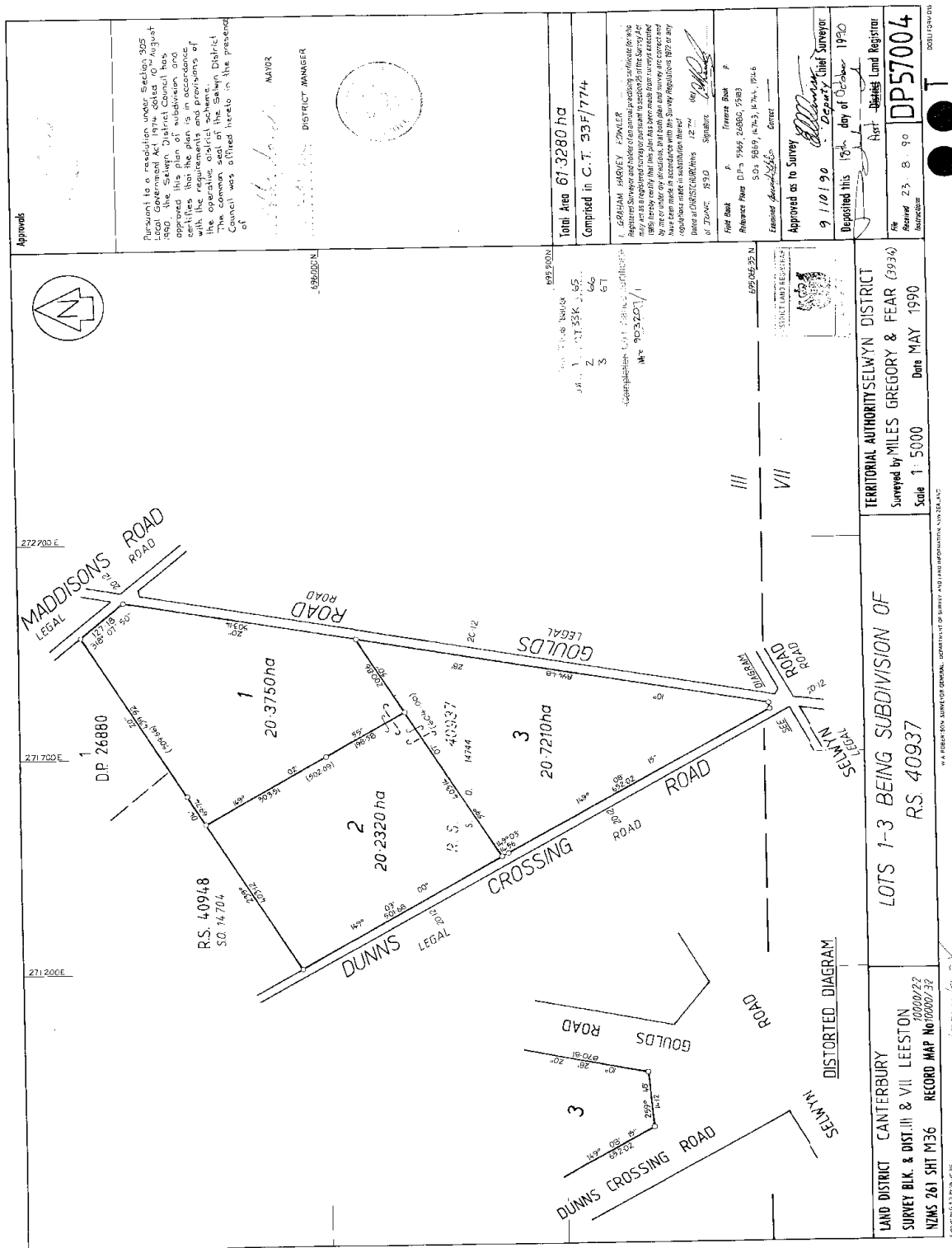
**Registered Owners**

Ivan George Robertson as to a 1/2 share  
Dorothy Caroline Robertson as to a 1/2 share

---

**Interests**

Subject to Part IV A Conservation Act 1987  
11668773.1 CAVEAT BY HUGHES DEVELOPMENTS LIMITED - 29.1.2020 at 2:12 pm





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



  
R.W. Muir  
Registrar-General  
of Land

**Identifier** **CB36C/247**  
**Land Registration District** **Canterbury**  
**Date Issued** 29 October 1992

**Prior References**

CB33K/66

---

<b>Estate</b>	Fee Simple
<b>Area</b>	10.1150 hectares more or less
<b>Legal Description</b>	Lot 1 Deposited Plan 61278

**Registered Owners**

Ivan George Robertson as to a 1/2 share  
Dorothy Caroline Robertson as to a 1/2 share

---

**Interests**

Subject to Part IV A Conservation Act 1987

11668773.1 CAVEAT BY HUGHES DEVELOPMENTS LIMITED - 29.1.2020 at 2:12 pm

The map shows a survey of Lot 2 DP 57004, a 10.1150 ha parcel. The boundaries are defined by bearings and distances: North boundary (271.400 E, 271.400 E, 271.400 E, 271.400 E), East boundary (271.400 E, 271.400 E, 271.400 E, 271.400 E), South boundary (271.400 E, 271.400 E, 271.400 E, 271.400 E), and West boundary (271.400 E, 271.400 E, 271.400 E, 271.400 E). The map also shows a road to the north and a crossing to the south. The map is titled 'Lots 1 & 2 Being Subdivision of Lot 2 DP 57004'.

LAND DISTRICT Canterbury  
 SURVEY BLK. & DIST. III Leeston  
 NZMS 261 SHT M 36 RECORD MAP No 10000/22

Lots 1 & 2 Being Subdivision  
 of Lot 2 DP 57004

TERRITORIAL AUTHORITY Selwyn District  
 Surveyed by Miles Fowler & Fear (4324)

Scale 1:3000 Date January 1992

Approvals

S. J. Syack. 22/1/92

Resource Management Act 1991  
 Section 223(1) - 223(2) Resource Management Act 1991  
 Approved by the Selwyn District Council on 19/1/92. The Selwyn District Council hereby approves this plan of subdivision and certifies that the plan is in accordance with the requirements and provisions of the specific district scheme. The common seal of the Selwyn District Council was affixed hereto in the presence of

Mayor  
 District Manager

THE SELWYN DISTRICT COUNCIL

Completion/Completion/Condition  
 Certificate No. P.2.229/2  
 Separate Approvals/Consents

No.  
 New Titles Issued  
 Lot 1 CT 34c/247  
 Lot 2 CT 34c/248

Total Area 20 2300 ha  
 Comprised in CT 33K/66

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. I hereby certify that this plan has been made from surveys conducted by me or under my supervision and that the plan and survey are correct and that the area shown is in accordance with the regulations made in accordance with the provisions of the Survey Act 1980.

Dated at Christchurch 22-01-1992  
 of A. 1992, 1992

Field Book  
 Reference from DP 57000, SO 4714, SO 14704

Examined  
 Approved as to Survey

8 17/92 Deputy Chief Surveyor  
 P. 1992  
 day of 1992  
 District Land Registrar

DP61278



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



  
R.W. Muir  
Registrar-General  
of Land

**Identifier** **CB36C/248**  
**Land Registration District** **Canterbury**  
**Date Issued** 29 October 1992

**Prior References**

CB33K/66

---

<b>Estate</b>	Fee Simple
<b>Area</b>	10.1150 hectares more or less
<b>Legal Description</b>	Lot 2 Deposited Plan 61278

**Registered Owners**

Lindsay Kenneth Blackmore as to a 1/2 share  
Judith Christina Blackmore as to a 1/2 share

---

**Interests**

Subject to Part IV A Conservation Act 1987

11639491.1 CAVEAT BY HUGHES DEVELOPMENTS LIMITED - 12.12.2019 at 12:33 pm



<p>Approvals</p> <p><i>S. J. Jack. BRGack</i></p> <p>Permitted to Section 223 Resource Management Act 1991 on the 13<sup>th</sup> day of April 1992. The Selwyn District Council has approved this plan of subdivision and certifies that the plan is in accordance with the requirements and provisions of the Resource Management Act 1991. This common seal of the Selwyn District Council was placed here in the presence of</p> <p><i>[Signature]</i> Mayor <i>[Signature]</i> District Manager</p> <p>Completion/Consent/Condition Certificate No. <u>92/223/2</u> Separate Approvals/Consents No. <u>      </u> New Titles Issued Lot <u>1</u> CT 36c/247 Lot <u>2</u> CT 36c/248</p> <p><b>Total Area 20.2300 ha</b> <b>Comprised in CT 33K/66</b></p>		<p>1. <i>[Signature]</i> Surveyor 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 1980. The survey has been made in accordance with the Survey Act 1980 and the Survey Regulations 1982. The survey has been made in accordance with the Survey Regulations 1982 and the Survey Regulations made in substitution thereof. Dated at Christchurch 22<sup>nd</sup> day of April 1992. Signature <i>[Signature]</i> at Christchurch 1992.</p> <p>Field Book <i>[Signature]</i> <i>[Signature]</i> Reference Plan D.P. 57004, S.O. 4/144, S.O. 4/104</p> <p>Examined <i>[Signature]</i> <i>[Signature]</i> Approved as to Survey</p> <p>Deposited this 29<sup>th</sup> day of October 1992 By <i>[Signature]</i> Deputy Chief Surveyor Assisted by <i>[Signature]</i> District Land Registrar</p> <p>Received 5.6.92 DP61278</p>			
<p>LAND DISTRICT Canterbury SURVEY BLK. &amp; DIST. III Leeston NZMS 261 SHI M 36 RECORD MAP No 10000/22</p>		<p>LOTS 1 &amp; 2 Being Subdivision of Lot 2 D.P. 57004</p>		<p>TERRITORIAL AUTHORITY Selwyn District Surveyed by Miles Fowler &amp; Fear (492) Scale 1:3000 Date January 1992</p>	



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



  
R. W. Muir  
Registrar-General  
of Land

**Identifier** CB40D/788  
**Land Registration District** Canterbury  
**Date Issued** 14 November 1995

**Prior References**

CB39A/686

---

**Estate** Fee Simple  
**Area** 4.0000 hectares more or less  
**Legal Description** Lot 3 Deposited Plan 70352

**Registered Owners**

Hughes Developments Limited

---

**Interests**

Subject to Part IV A Conservation Act 1987

A204853.21 Easement Certificate specifying the following easements - 14.11.1995 at 12.12 pm

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Right of way, right to drain sewage, convey water, electric power and telephonic communications	Lot 4 Deposited Plan 70352 - CT CB40D/789	A DP 70352	Lot 3 Deposited Plan 70352 - herein	

The easements specified in Easement Certificate A204853.21 when created will be subject to Section 243(a) Resource Management Act 1991

Fencing Covenant in Transfer A204853.22 - 14.11.1995 at 12.12 pm

Land Covenant in Transfer A204853.22 - 14.11.1995 at 12.12 pm

11211027.1 Court Order Varying Land Covenant in Transfer A204853.22 - 24.8.2018 at 7:00 am

**Map Details:**

- Survey Block:** SURVEY BLK. & DIST. III, LEEISTON
- Record Map:** NZMS 261 SH1 A4 36 RECORD MAP NO 00000 2/2
- Scale:** 1:1000
- Surveyed by:** CONNELL-WAGNER LIMITED
- Date:** JULY 1995
- Lot Areas (ha):**
  - Lot 1: 4.0000
  - Lot 2: 4.0000
  - Lot 3: 4.0000
  - Lot 4: 4.0000
  - Lot 5: 4.0000
  - Lot 6: 4.0000
  - Lot 7: 4.0000
  - Lot 8: 4.0000
  - Lot 9: 4.0000
  - Lot 10: 4.0000
  - Lot 11: 4.0000
  - Lot 12: 4.0000
  - Lot 13: 4.0000
  - Lot 14: 4.0000
  - Lot 15: 4.0000
  - Lot 16: 4.0000
- Surrounding Roads:** EAST MADDISONS ROAD, MADDISONS ROAD, DUNNS CROSSING ROAD, CROSSING ROAD.
- Adjacent Lots:** DP 66621, DP 66622, DP 66623, DP 66624, DP 66625, DP 66626, DP 66627, DP 66628, DP 66629, DP 66630, DP 66631, DP 66632, DP 66633, DP 66634, DP 66635, DP 66636, DP 66637, DP 66638, DP 66639, DP 66640, DP 66641, DP 66642, DP 66643, DP 66644, DP 66645, DP 66646, DP 66647, DP 66648, DP 66649, DP 66650, DP 66651, DP 66652, DP 66653, DP 66654, DP 66655, DP 66656, DP 66657, DP 66658, DP 66659, DP 66660, DP 66661, DP 66662, DP 66663, DP 66664, DP 66665, DP 66666, DP 66667, DP 66668, DP 66669, DP 66670, DP 66671, DP 66672, DP 66673, DP 66674, DP 66675, DP 66676, DP 66677, DP 66678, DP 66679, DP 66680, DP 66681, DP 66682, DP 66683, DP 66684, DP 66685, DP 66686, DP 66687, DP 66688, DP 66689, DP 66690, DP 66691, DP 66692, DP 66693, DP 66694, DP 66695, DP 66696, DP 66697, DP 66698, DP 66699, DP 66700, DP 66701, DP 66702, DP 66703, DP 66704, DP 66705, DP 66706, DP 66707, DP 66708, DP 66709, DP 66710, DP 66711, DP 66712, DP 66713, DP 66714, DP 66715, DP 66716, DP 66717, DP 66718, DP 66719, DP 66720, DP 66721, DP 66722, DP 66723, DP 66724, DP 66725, DP 66726, DP 66727, DP 66728, DP 66729, DP 66730, DP 66731, DP 66732, DP 66733, DP 66734, DP 66735, DP 66736, DP 66737, DP 66738, DP 66739, DP 66740, DP 66741, DP 66742, DP 66743, DP 66744, DP 66745, DP 66746, DP 66747, DP 66748, DP 66749, DP 66750, DP 66751, DP 66752, DP 66753, DP 66754, DP 66755, DP 66756, DP 66757, DP 66758, DP 66759, DP 66760, DP 66761, DP 66762, DP 66763, DP 66764, DP 66765, DP 66766, DP 66767, DP 66768, DP 66769, DP 66770, DP 66771, DP 66772, DP 66773, DP 66774, DP 66775, DP 66776, DP 66777, DP 66778, DP 66779, DP 66780, DP 66781, DP 66782, DP 66783, DP 66784, DP 66785, DP 66786, DP 66787, DP 66788, DP 66789, DP 66790, DP 66791, DP 66792, DP 66793, DP 66794, DP 66795, DP 66796, DP 66797, DP 66798, DP 66799, DP 66800, DP 66801, DP 66802, DP 66803, DP 66804, DP 66805, DP 66806, DP 66807, DP 66808, DP 66809, DP 66810, DP 66811, DP 66812, DP 66813, DP 66814, DP 66815, DP 66816, DP 66817, DP 66818, DP 66819, DP 66820, DP 66821, DP 66822, DP 66823, DP 66824, DP 66825, DP 66826, DP 66827, DP 66828, DP 66829, DP 66830, DP 66831, DP 66832, DP 66833, DP 66834, DP 66835, DP 66836, DP 66837, DP 66838, DP 66839, DP 66840, DP 66841, DP 66842, DP 66843, DP 66844, DP 66845, DP 66846, DP 66847, DP 66848, DP 66849, DP 66850, DP 66851, DP 66852, DP 66853, DP 66854, DP 66855, DP 66856, DP 66857, DP 66858, DP 66859, DP 66860, DP 66861, DP 66862, DP 66863, DP 66864, DP 66865, DP 66866, DP 66867, DP 66868, DP 66869, DP 66870, DP 66871, DP 66872, DP 66873, DP 66874, DP 66875, DP 66876, DP 66877, DP 66878, DP 66879, DP 66880, DP 66881, DP 66882, DP 66883, DP 66884, DP 66885, DP 66886, DP 66887, DP 66888, DP 66889, DP 66890, DP 66891, DP 66892, DP 66893, DP 66894, DP 66895, DP 66896, DP 66897, DP 66898, DP 66899, DP 66900, DP 66901, DP 66902, DP 66903, DP 66904, DP 66905, DP 66906, DP 66907, DP 66908, DP 66909, DP 66910, DP 66911, DP 66912, DP 66913, DP 66914, DP 66915, DP 66916, DP 66917, DP 66918, DP 66919, DP 66920, DP 66921, DP 66922, DP 66923, DP 66924, DP 66925, DP 66926, DP 66927, DP 66928, DP 66929, DP 66930, DP 66931, DP 66932, DP 66933, DP 66934, DP 66935, DP 66936, DP 66937, DP 66938, DP 66939, DP 66940, DP 66941, DP 66942, DP 66943, DP 66944, DP 66945, DP 66946, DP 66947, DP 66948, DP 66949, DP 66950, DP 66951, DP 66952, DP 66953, DP 66954, DP 66955, DP 66956, DP 66957, DP 66958, DP 66959, DP 66960, DP 66961, DP 66962, DP 66963, DP 66964, DP 66965, DP 66966, DP 66967, DP 66968, DP 66969, DP 66970, DP 66971, DP 66972, DP 66973, DP 66974, DP 66975, DP 66976, DP 66977, DP 66978, DP 66979, DP 66980, DP 66981, DP 66982, DP 66983, DP 66984, DP 66985, DP 66986, DP 66987, DP 66988, DP 66989, DP 66990, DP 66991, DP 66992, DP 66993, DP 66994, DP 66995, DP 66996, DP 66997, DP 66998, DP 66999, DP 67000, DP 67001, DP 67002, DP 67003, DP 67004, DP 67005, DP 67006, DP 67007, DP 67008, DP 67009, DP 67010, DP 67011, DP 67012, DP 67013, DP 67014, DP 67015, DP 67016, DP 67017, DP 67018, DP 67019, DP 67020, DP 67021, DP 67022, DP 67023, DP 67024, DP 67025, DP 67026, DP 67027, DP 67028, DP 67029, DP 67030, DP 67031, DP 67032, DP 67033, DP 67034, DP 67035, DP 67036, DP 67037, DP 67038, DP 67039, DP 67040, DP 67041, DP 67042, DP 67043, DP 67044, DP 67045, DP 67046, DP 67047, DP 67048, DP 67049, DP 67050, DP 67051, DP 67052, DP 67053, DP 67054, DP 67055, DP 67056, DP 67057, DP 67058, DP 67059, DP 67060, DP 6706