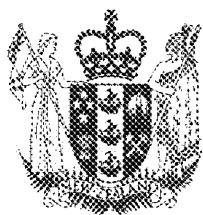


Appendix 18: Certificates of Title



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




R. W. Muir
Registrar-General
of Land

Identifier 463353
Land Registration District Canterbury
Date Issued 21 January 2010

Prior References

90576 90577

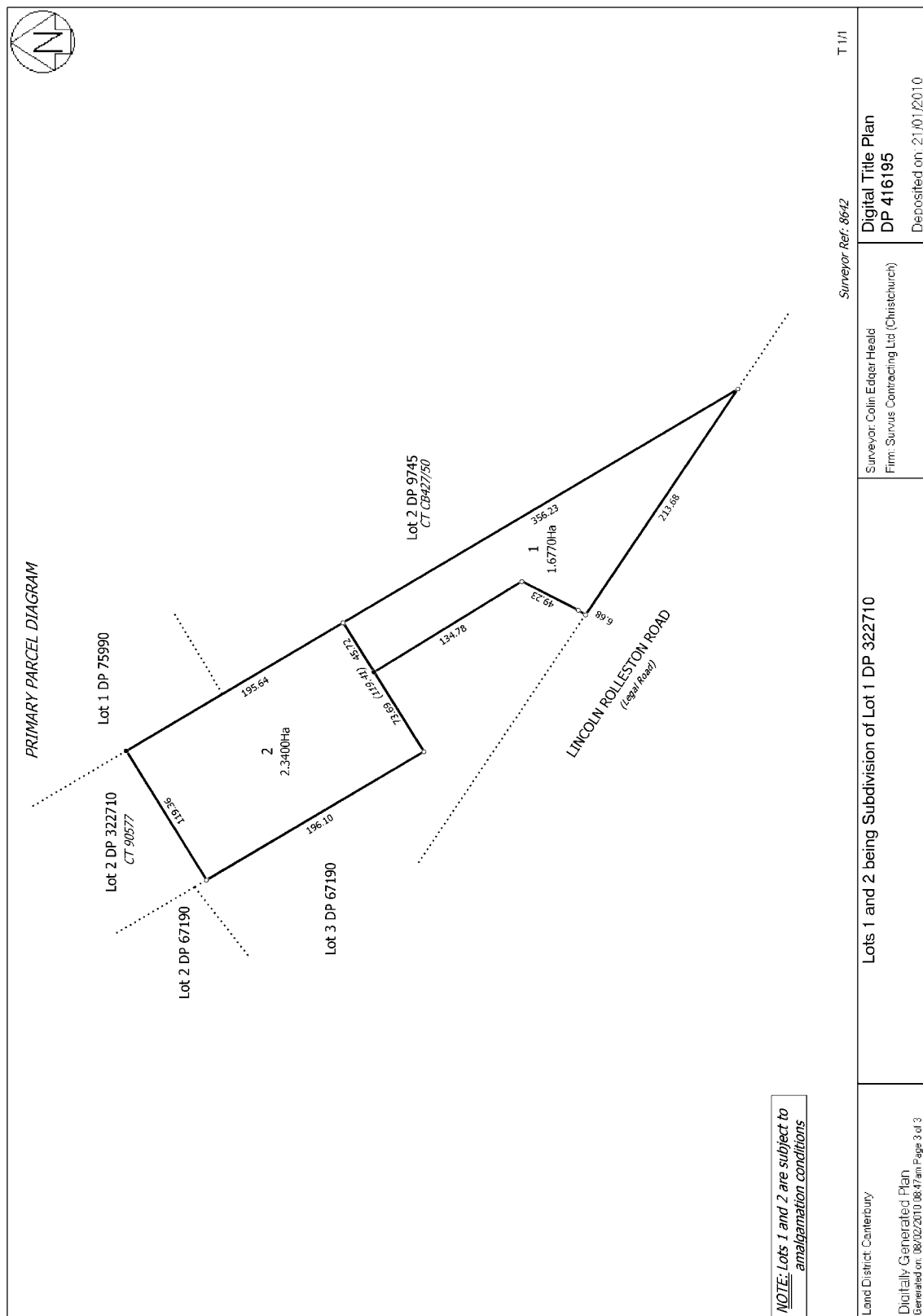
Estate	Fee Simple
Area	30.4300 hectares more or less
Legal Description	Lot 2 Deposited Plan 416195 and Lot 2 Deposited Plan 322710

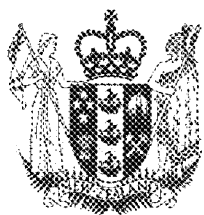
Registered Owners

Mark Purdon as to a 1/2 share
Natalie Clair Rasmussen as to a 1/2 share

Interests

Subject to Section 241(2) Resource Management Act 1991 (affects DP 416195)
8903911.3 Mortgage to Bank of New Zealand - 16.12.2011 at 5:34 pm
10222310.2 Variation of Mortgage 8903911.3 - 23.10.2015 at 11:40 am





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




R.W. Muir
Registrar-General
of Land

Identifier **695247**
Land Registration District **Canterbury**
Date Issued 17 August 2015

Prior References

656864

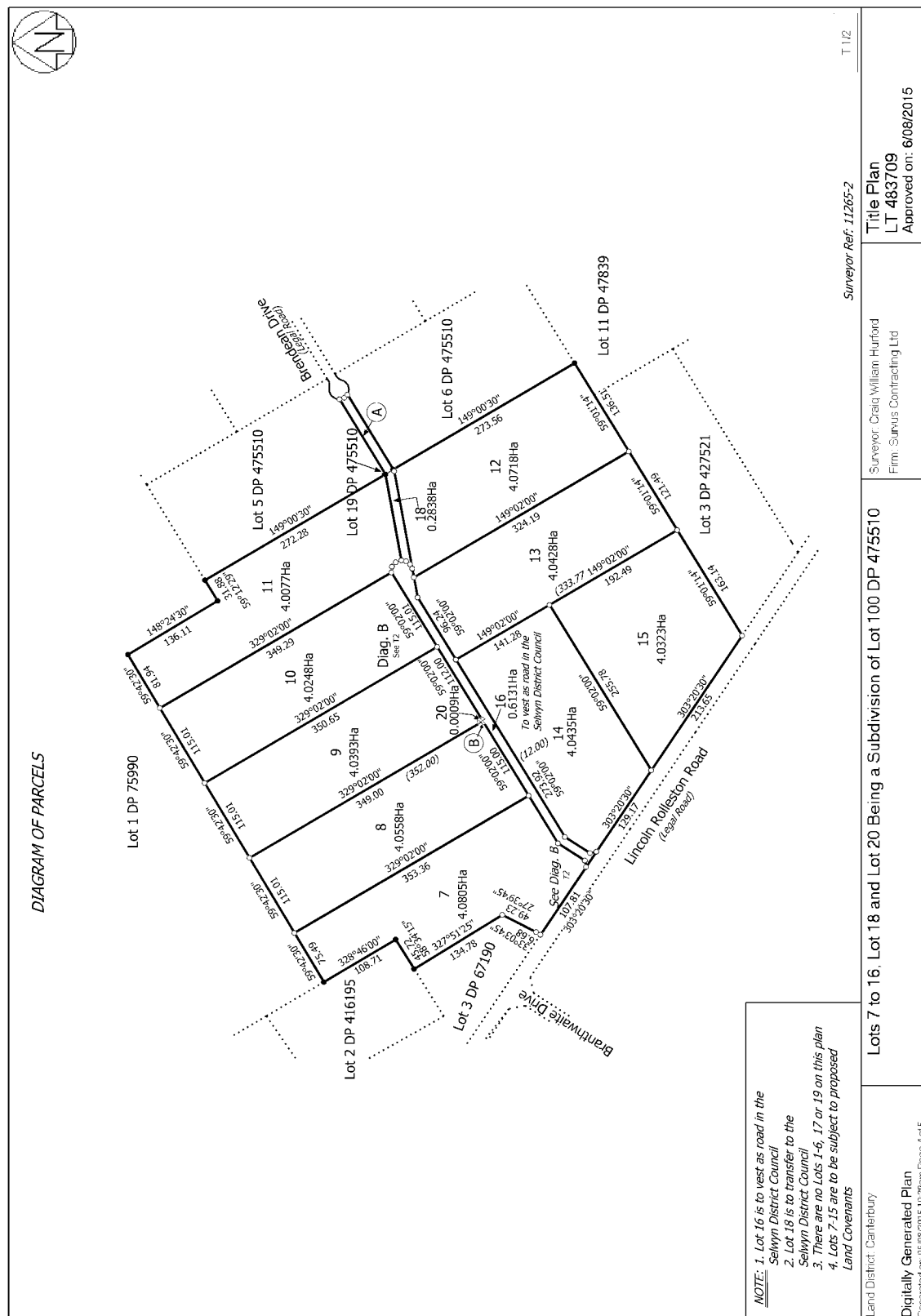
Estate	Fee Simple
Area	4.0805 hectares more or less
Legal Description	Lot 7 Deposited Plan 483709

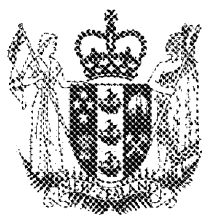
Registered Owners

Leanne File and Smith & Partners Trustee Co. Limited

Interests

Land Covenant in Easement Instrument 10043178.2 - 17.8.2015 at 10:49 am (Limited as to Duration)
10043178.12 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 17.8.2015 at 10:49 am
10043178.13 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 17.8.2015 at 10:49 am
Fencing Covenant in Transfer 10173887.1 - 3.9.2015 at 12:54 pm
11877835.1 CAVEAT BY GOULD DEVELOPMENTS LIMITED - 29.9.2020 at 1:55 pm





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




R.W. Muir
Registrar-General
of Land

Identifier 695249
Land Registration District Canterbury
Date Issued 17 August 2015

Prior References

656864

Estate	Fee Simple
Area	4.0393 hectares more or less
Legal Description	Lot 9 Deposited Plan 483709

Registered Owners

J M & T L Whittaker Limited

Interests

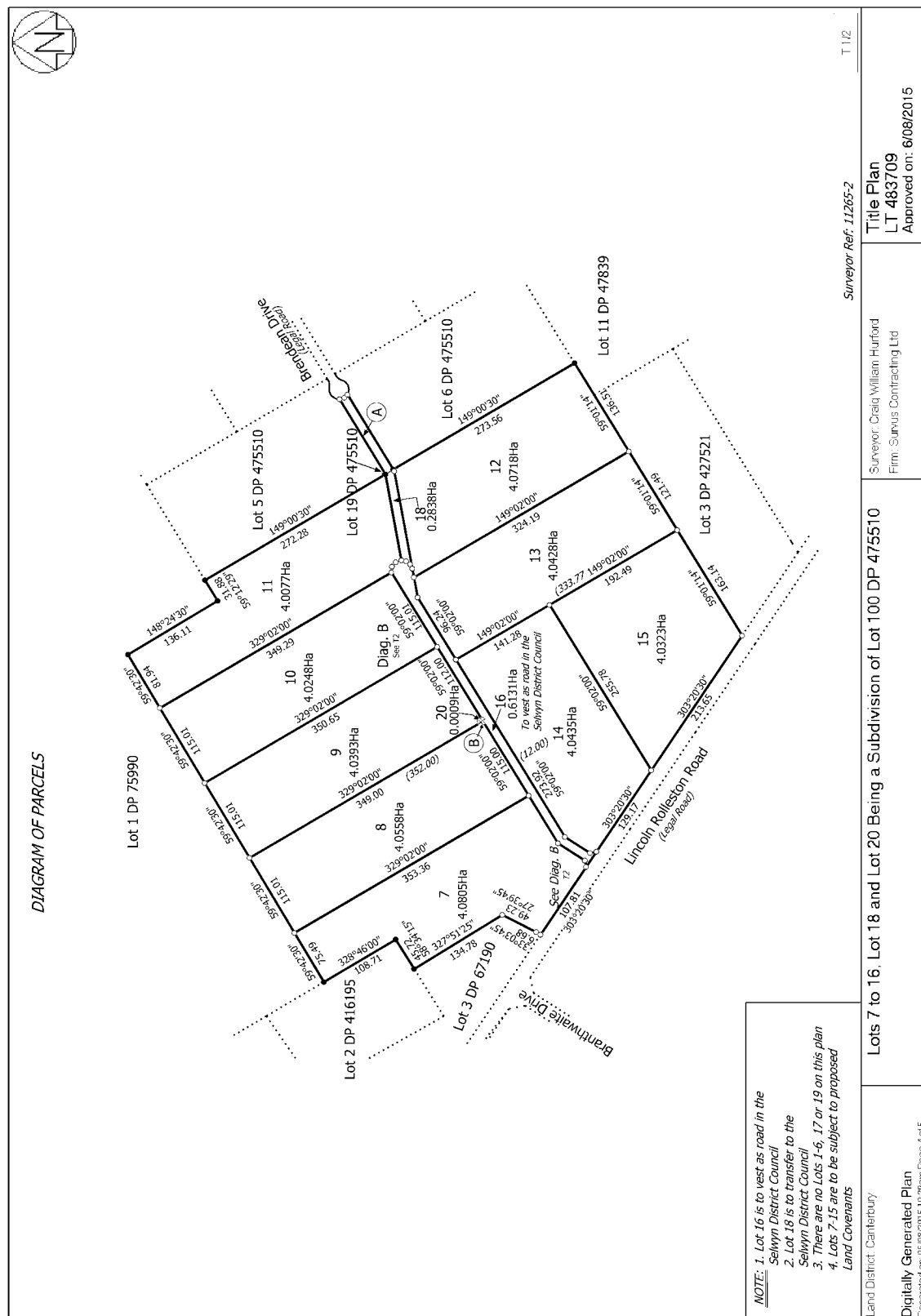
Land Covenant in Easement Instrument 10043178.2 - 17.8.2015 at 10:49 am (Limited as to Duration)

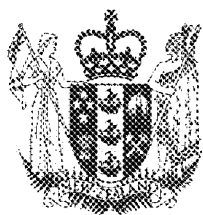
Appurtenant hereto is a right to convey electricity created by Easement Instrument 10043178.9 - 17.8.2015 at 10:49 am

The easements created by Easement Instrument 10043178.9 are subject to Section 243 (a) Resource Management Act 1991

10043178.12 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 17.8.2015 at 10:49 am

Fencing Covenant in Transfer 10172341.1 - 3.9.2015 at 12:44 pm





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




R.W. Muir
Registrar-General
of Land

Identifier **695248**
Land Registration District **Canterbury**
Date Issued 17 August 2015

Prior References

656864

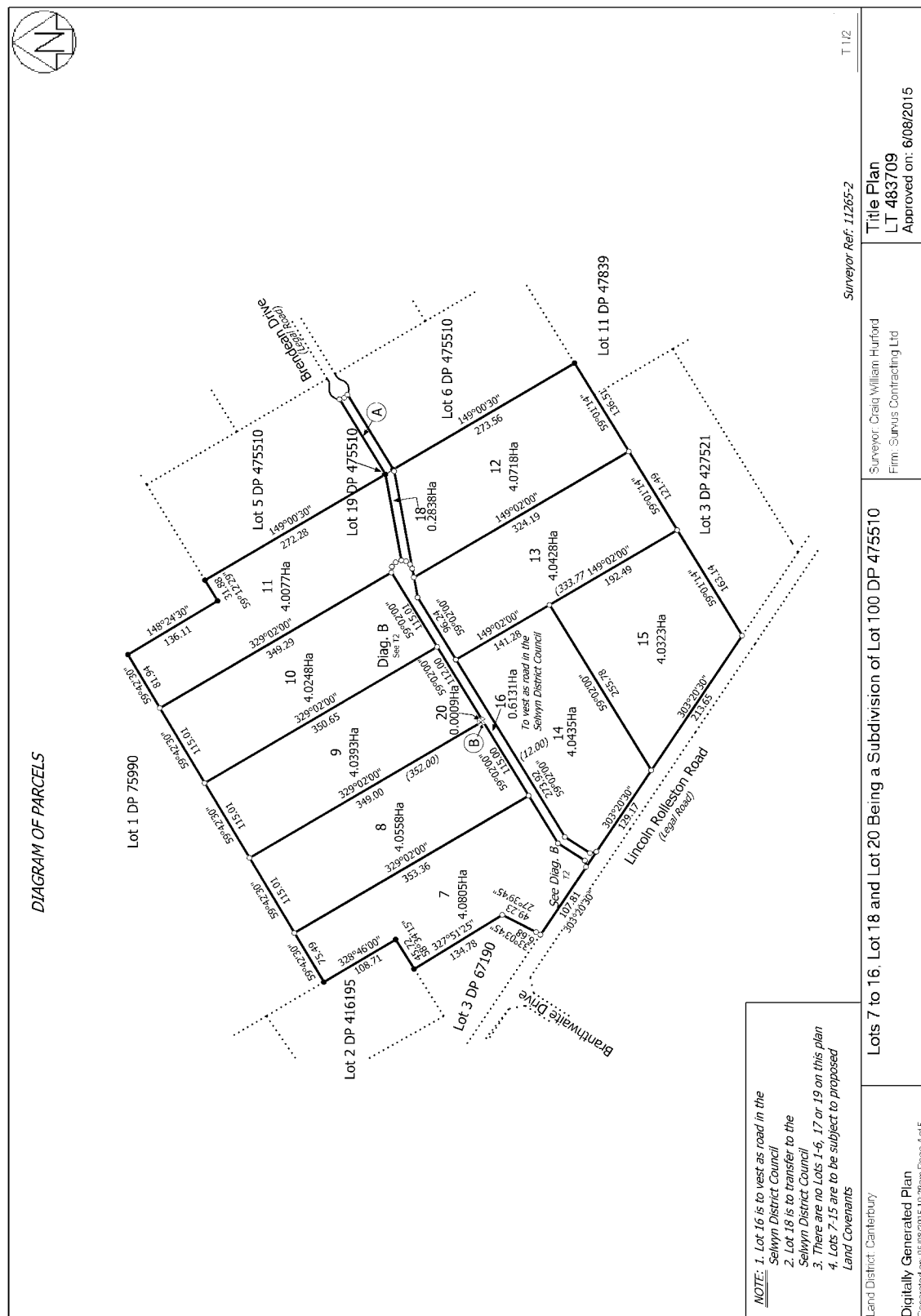
Estate	Fee Simple
Area	4.0558 hectares more or less
Legal Description	Lot 8 Deposited Plan 483709

Registered Owners

J M & T L Whittaker Limited

Interests

Land Covenant in Easement Instrument 10043178.2 - 17.8.2015 at 10:49 am (Limited as to Duration)
10043178.12 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 17.8.2015 at 10:49 am
Fencing Covenant in Transfer 10172341.1 - 3.9.2015 at 12:44 pm



r D

Instrument Type Transfer
Instrument No 10172341.1
Status Registered
Date & Time Lodged 03/09/2015 12:44:51
Lodged By Chloe Rose Fountain

Affected Computer Registers Land District

695248 Canterbury
695249 Canterbury

Transferors

Brendean Estate Limited

Transferees

J M & T L Whittaker Limited

Clauses, Conditions or Intent

The transferee shall be bound by a fencing covenant as defined in Section 2 of the Fencing Act 1978 in favour of the transferor

Transferor Certifications

I certify that I have the authority to act for the Transferor 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 John Roger Parkes as Transferor Representative on 03/09/2015 10:30 AM

Transferee Certifications

I certify that I have the authority to act for the Transferee 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 George Charles Andrew Forbes as Transferee Representative on 02/09/2015 12:33 PM

*** End of Report ***

r D

Instrument Type Caveat against dealings with land under Section 138 Land Transfer Act 2017
Instrument No 11860913.1
Status Registered
Date & Time Lodged 17/09/2020 10:57:41
Lodged By Sandra Faye Simpson

Affected Records of Title **Land District**
 CB39B/871 Canterbury

Registered Owner

Rebecca Jane Scott
 Paul Wallace Scott

Caveator

Gould Developments Limited

Estate or Interest claimed

Agreement for Sale and Purchase dated 1/08/2020 between the Registered Owners Paul Wallace Scott and Rebecca Jane Scott as vendor and the Caveator Gould Developments Limited as purchaser

Notice

Take notice that the Caveator forbids the registration of any instrument, or the recording of any matter in the register that transfers, charges, or prejudicially affects the estate or interest protected by this caveat until this caveat is withdrawn by the Caveator, removed by order of the High Court, or until the same has lapsed under the provisions of section 143 of the Land Transfer Act 2017.

Address for Service of Caveator

Harmans Lawyers
 C/- Alan Prescott
 PO Box 5496
 Christchurch
 New Zealand
 8542

Address for Registered Owner

Paul Wallace Scott, Rebecca Jane Scott
 C/- Canterbury Legal, Jim Eddy
 PO Box 22 115
 Christchurch
 New Zealand
 8140

Caveator Certifications

I certify that I have the authority to act for the Caveator 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 ☒



r D

Caveator Certifications

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 Alan William Prescott as Caveator Representative on 16/09/2020 02:33 PM

***** End of Report *****

r D

Instrument Type Caveat against dealings with land under Section 138 Land Transfer Act 2017
Instrument No 11877835.1
Status Registered
Date & Time Lodged 29/09/2020 13:55:15
Lodged By Alan William Prescott

Affected Records of Title **Land District**
 695247 Canterbury

Registered Owner

Leanne File
 Smith & Partners Trustee Co. Limited

Caveator

Gould Developments Limited

Estate or Interest claimed

Agreement for Sale and Purchase dated 10/08/2020 between the Registered Owners Smith & Partners Trustee Co. Limited and Leanne File as vendor and the Caveator Gould Developments Limited as purchaser

Notice

Take notice that the Caveator forbids the registration of any instrument, or the recording of any matter in the register that transfers, charges, or prejudicially affects the estate or interest protected by this caveat until this caveat is withdrawn by the Caveator, removed by order of the High Court, or until the same has lapsed under the provisions of section 143 of the Land Transfer Act 2017. The exceptions are:

Address for Service of Caveator

Gould Developments Limited
 C/- Harmans Lawyers, Alan Prescott
 PO Box 5496
 Christchurch
 New Zealand
 8542

Address for Registered Owner

Smith & Partners Trustee Co. Limited, Leanne File
 C/- Smith & Partners, Peter Smith
 104-065
 Auckland
 New Zealand
 0654

Caveator Certifications

I certify that I have the authority to act for the Caveator 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 ☒



r D

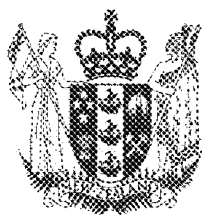
Caveator Certifications

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 Alan William Prescott as Caveator Representative on 29/09/2020 01:54 PM

***** End of Report *****



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




R. W. Muir
Registrar-General
of Land

Identifier CB39B/869
Land Registration District Canterbury
Date Issued 29 September 1994

Prior References

CB3C/216

Estate	Fee Simple
Area	4.0000 hectares more or less
Legal Description	Lot 1 Deposited Plan 67190

Registered Owners

Stephen Roger Chapman and Nicola Mary Chapman

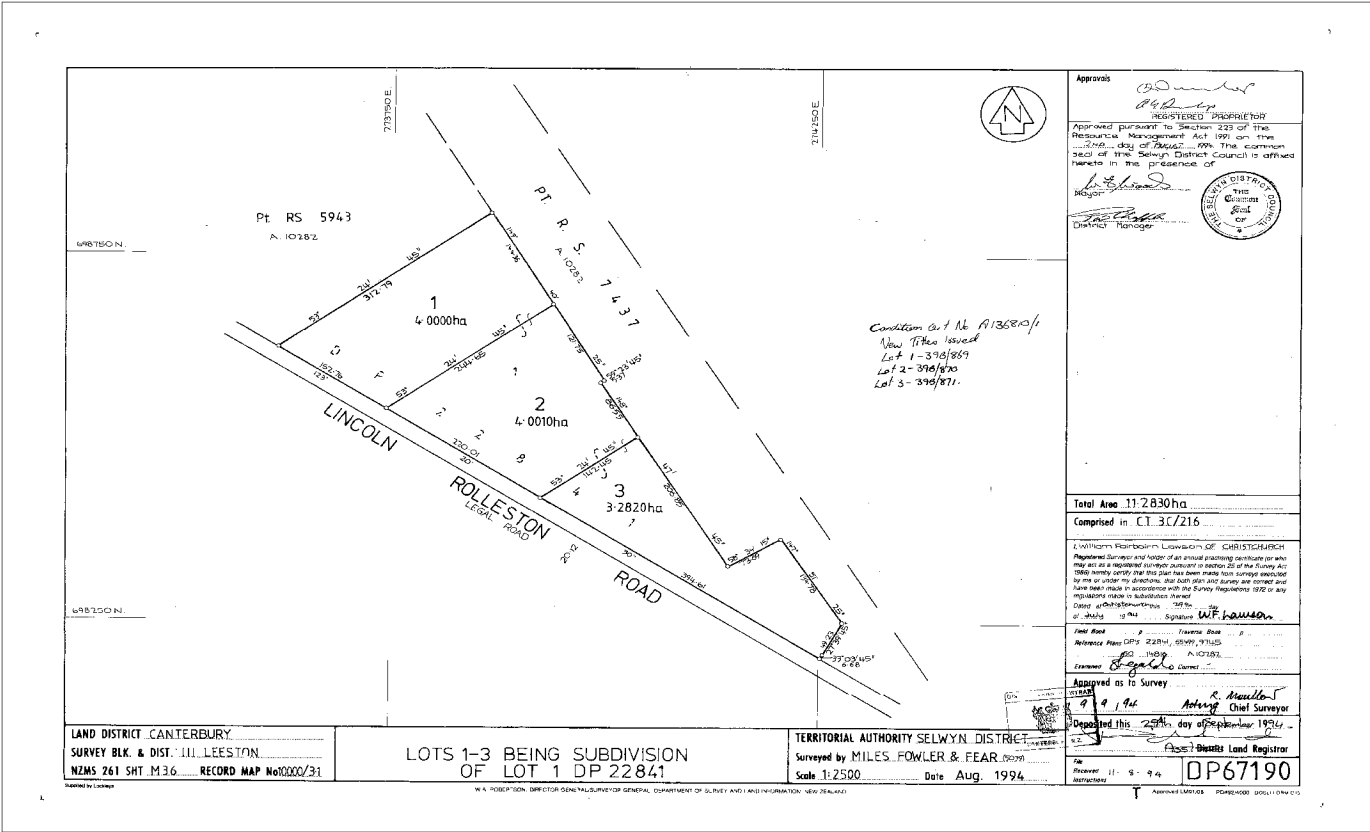
Interests

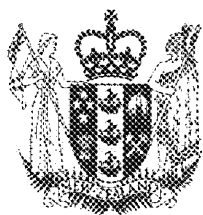
Land Covenant in Transfer A172055.1 - 10.5.1995 at 10.05 am

7655529.1 Bond pursuant to Section 108(2)(b) Resource Management Act 1991 - 13.12.2007 at 9:00 am

8630923.2 Mortgage to ANZ National Bank Limited - 9.11.2010 at 11:40 am

9024953.2 Variation of Mortgage 8630923.2 - 19.4.2012 at 9:30 am





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




R.W. Muir
Registrar-General
of Land

Identifier **CB39B/870**
Land Registration District **Canterbury**
Date Issued 29 September 1994

Prior References

CB3C/216

Estate	Fee Simple
Area	4.0010 hectares more or less
Legal Description	Lot 2 Deposited Plan 67190

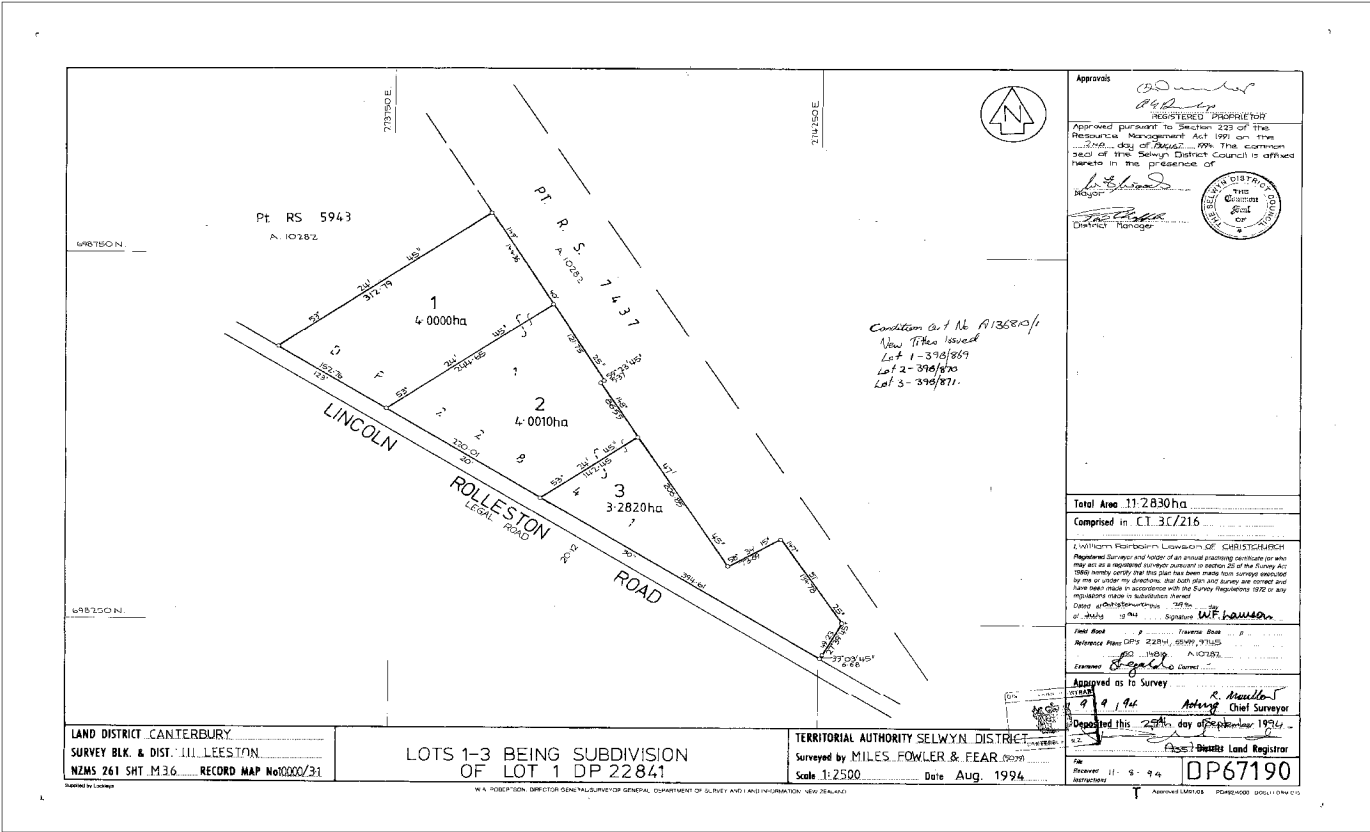
Registered Owners

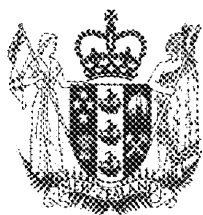
2 Degrees Real Estate Limited

Interests

Land Covenant in Transfer A172055.1 - 10.5.1995 at 10:05 am

11392588.3 Mortgage to Bank of New Zealand - 2.4.2019 at 9:28 am





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




R.W. Muir
Registrar-General
of Land

Identifier **CB39B/871**
Land Registration District **Canterbury**
Date Issued 29 September 1994

Prior References

CB3C/216

Estate	Fee Simple
Area	3.2820 hectares more or less
Legal Description	Lot 3 Deposited Plan 67190

Registered Owners

Paul Wallace Scott and Rebecca Jane Scott

Interests

10215657.3 Mortgage to Westpac New Zealand Limited - 12.10.2015 at 4:05 pm

11860913.1 CAVEAT BY GOULD DEVELOPMENTS LIMITED - 17.9.2020 at 10:57 am

