

Statement of Heritage Impact

40 Hay Street Croydon Park

for

House to Homes Finishes



*40 (L) & 42 Hay St Croydon Park
From opposite*

Prepared by:

Archnex Designs

Wentech Pty Ltd (ABN 310 735 41803) trading as Archnex Designs.

December 2022

40 Hay Street Croydon Park
Statement of Heritage Impact
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- (vii) Exterior Colour Concept

Archnex Designs

Wentech Pty Ltd (ABN 310 735 41803) trading as Archnex Designs.
Heritage Building Consultants, Interior Designers

STATEMENT OF HERITAGE IMPACT [SoHI]:

Start Date: 2 December 2022 .
Premises: **40 Hay Street Croydon Park**
Property Description: **Lot 2, DP 175523**
Prepared By: Greg Patch
B Sc Arch, B ARCH (Hons), M Herit Cons (Hons),
14 Winchcombe Ave,
Haberfield NSW 2045
For: **House to Homes Finishes**

A. PURPOSE OF STATEMENT

This statement has been prepared to assess potential heritage impacts of proposed alterations and additions to the above property.

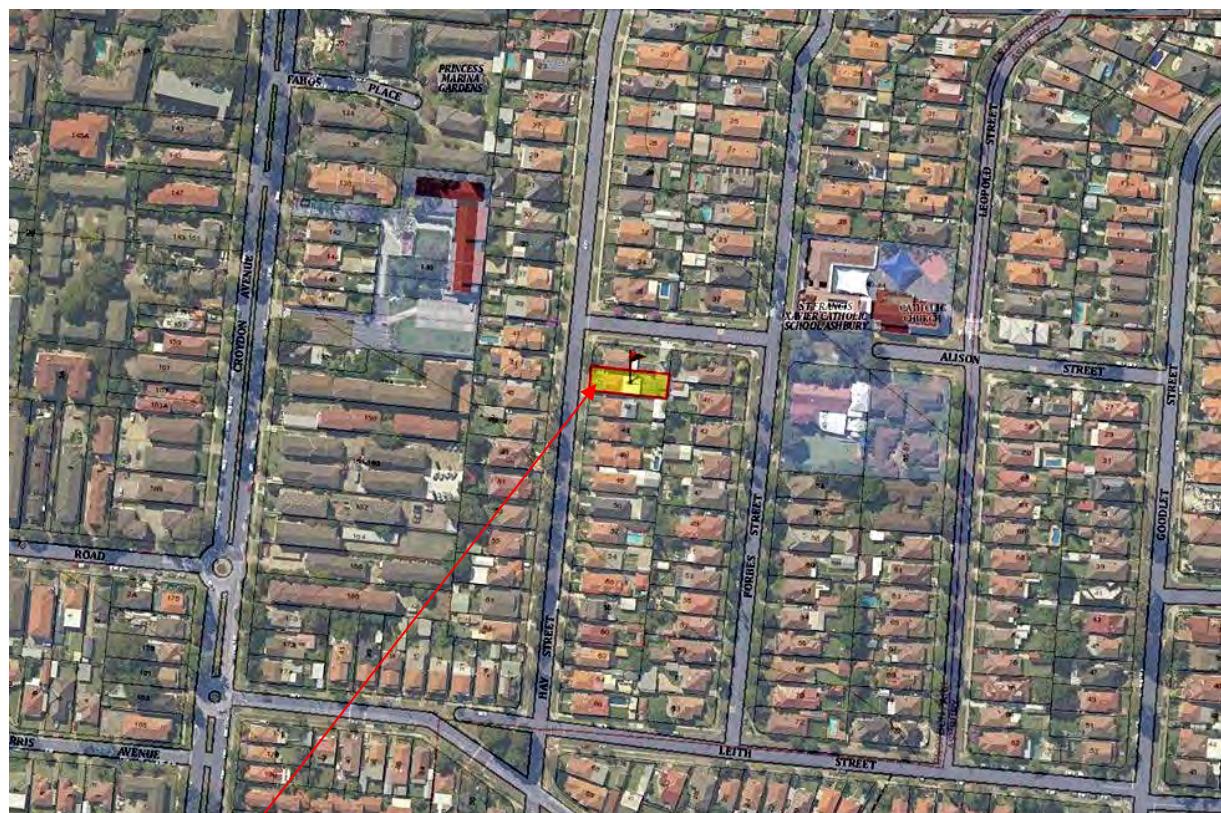
B. GROUNDS OF STATEMENT

40 Hay Street Croydon Park is within the Ashbury Heritage Conservation Area. This has been established through examination of Map HER_006 of Canterbury LEP 2012.

C. LIMITS OF STATEMENT

This statement is based on the material at Part E and an inspection of the place in December 2022.

D. LOCATION



1. Location of 40 Hay St Croydon Park (Source: SIX Maps © NSW Lands 2022).

E. CONTEXT.

E1. DOCUMENTARY

Ashbury HCA-Statement of Significance

The significance of the Ashbury HCA is stated as:

Ashbury is a relatively intact example of a residential area characterised by predominantly Inter-War Californian Bungalows, late Inter-War dwellings and late Federation houses, which was the result of the successive subdivision of the Ashbury Estate in phases between 1913 and 1929. The phased subdivision of the estate has resulted in dwellings belonging to each of the abovementioned types appearing in consistent groupings according to when different parts of the Estate were subdivided and sold. The remarkable uniformity of the eastern portion of Ashbury (particularly First and Second Streets) is largely due to the high proportion of houses built by a small number of speculative builders between 1915 and 1920. Overall, the predominant characteristics of the area are single storey dwellings on small to medium allotments, with established landscaping and street tree plantings, and consistent use of traditional materials such as face brick, terracotta tiled roofing, and timber framed windows and doors. The area contains sections of potential archaeological significance including Roslyn Street which roughly follows the path of an old Aboriginal track which ran west from Long Cove Creek via Salt Pan Creek to Georges River, and the section to the east of King Street where the original Canterbury Farm buildings were located in the vicinity of today's Third Street. There is also archaeological potential for 'Canterbury House' which was located on the centre of the block defined by Forbes and Leopold Streets south of St Xavier's Church and School. Two of five brickworks, which were in operation in the early 20th century in the Canterbury and Ashfield area, Ashfield Brickworks and South Ashfield Brickworks, where the present day W H Wagener Oval and Peace Park are located respectively, were located in or near the conservation area.

Land Titles (40 Hay St)

Deposited Plan [DP] 175523 was surveyed by Edwin J Cummins in June 1923 (oddly approved by Canterbury Council on 24th May 1920), and was a re-subdivision of Lots 164, 165 & 166 of DP10247 (surveyed April 1920).

Lots 164 to 166 of DP10247 were sold to Richard Morgan Evans and Richard Jones both of Annandale, builders and Certificate of Title Volume 3496 Folio 82 [CT3496-82] issued to them on 27 August 1923.

Lot 2, DP175523 was sold to Cecil Robert Crofton of Canterbury, salesman and CT 3570-95 issued to him on 18 March 1924, with 2 mortgages endorsed on the title, one of which was to Richard Morgan Evans and Richard Jones. Crofton transferred the property to Alfred Edgar Walker in August 1937, who transferred it to Salvatore Domenico Ferraro of Ashfield, fruiterer in November 1944. Ferraro held the property until August 1964, when he sold it to John Sydney Fraser of Ashbury, motor mechanic and Lila Caroline Elizabeth Fraser, his wife. It was sold to Bassam Farid Dekkon mail officer and Jeanette Dekkon, both of Croydon Park in August 1976 following which the deed was cancelled and Computer Folio 2/175523 created.

There have been 3 transfers since (1998, 2013 and 2014).

Sands Directory

An entry for C R Crofton first appears in Sands' Directory as of the 1925 edition when he is listed as resident of "Wilton" (house name).

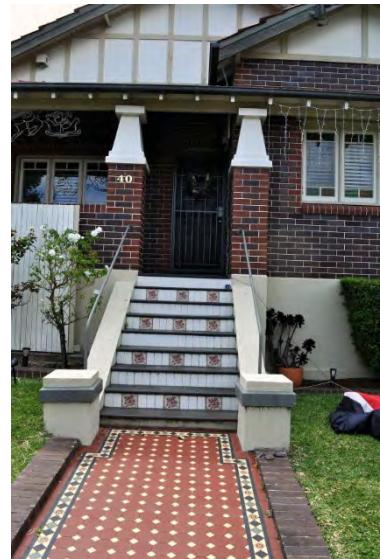
The last years for which Sands' Directory was published 1932/33 lists A W Daniel as resident of 40 Hay St, so Crofton appears to have rented it out.

E2. PHYSICAL

The place was inspected 3 December 2022, when the following photographs were taken:



2. Subject property (LHS) and adjoining house No 42.



3. Entry path and steps.



4. Verandah- tessellated tiles.



5. Front window- new.



6. Driveway



7. Garage & carport, part rear yard.



8. Rear skillion and Al Fresco area.

The house appears to have been comprehensively renovated in the recent past, with the brickwork tuckpointed to the front façade and alterations/ additions made to the rear, including an Al Fresco area and laundry addition.

It appears that the roof cladding may also have been replaced in unglazed terracotta Marseilles tiles and much of the window joinery replaced.



9. Driveway and north wall.



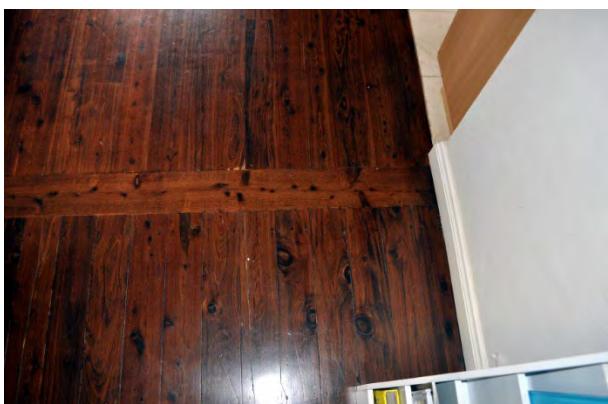
10. Southern setback.



11. Laundry addition.



12. Al Fresco.



13. Stained cypress flooring- evidence of past wall.

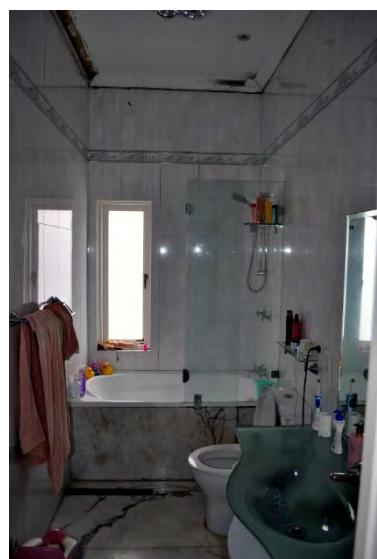


14. Living Room.



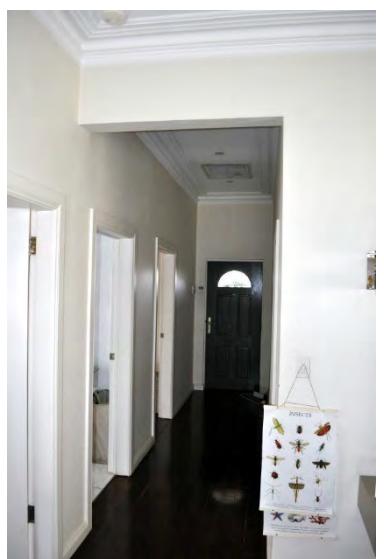
15. Bedroom- window to Verandah.

40 Hay St Croydon Park- SoHI



16. Bathroom- new fitout.

Issue: (22/12/22)



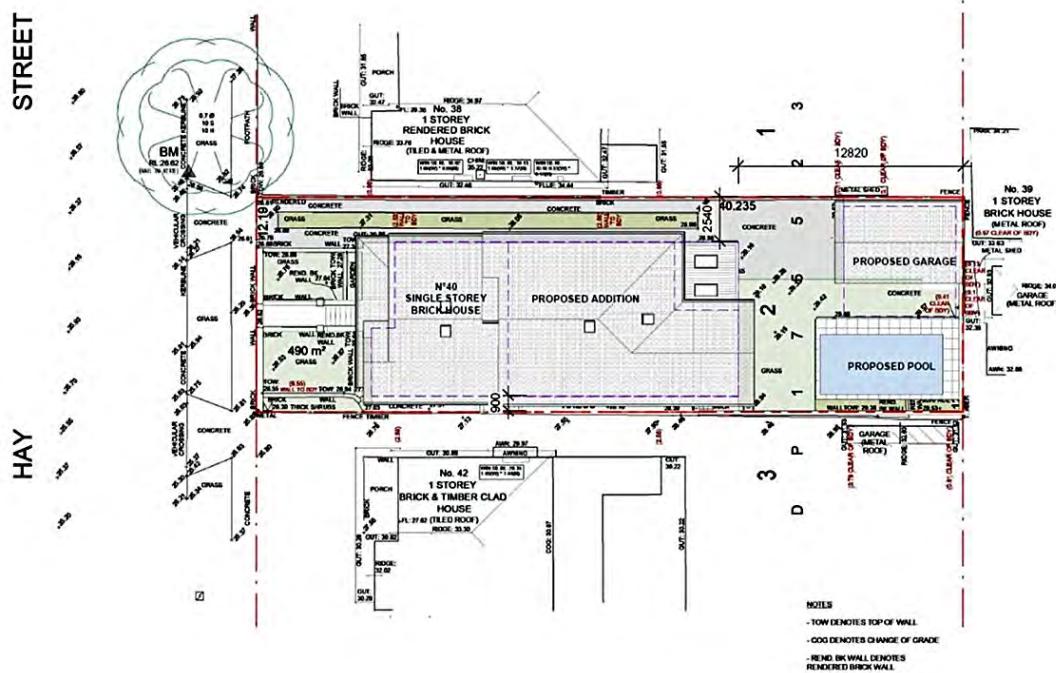
17. Hall- replacement cornices.

Page: 4

F. PROPOSED DEVELOPMENT

I have examined drawings N^os.HTH2208/A0.01; -/A1.01 to -/A1.05 (incl.); -/A2.01 to -/A2.03 (incl.); A3.01; -/A4.01 to -/A4.05; -/A10.01 to -/A10.04 (incl.) prepared by House to Homes Finishes [HTH] and dated 19/12/2022.

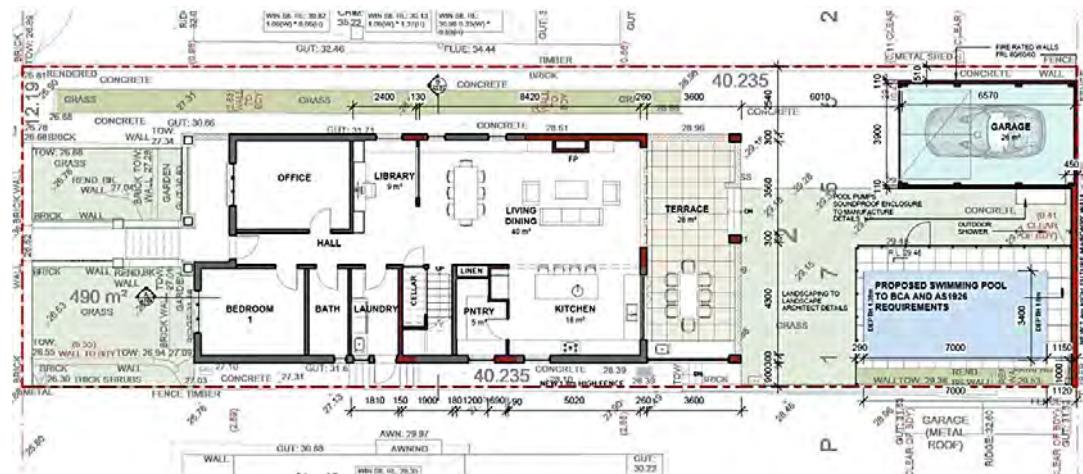
They depict proposed alterations and additions to the subject premises:



18. Site Plan (HTH dwg. A1.01 [NTS])



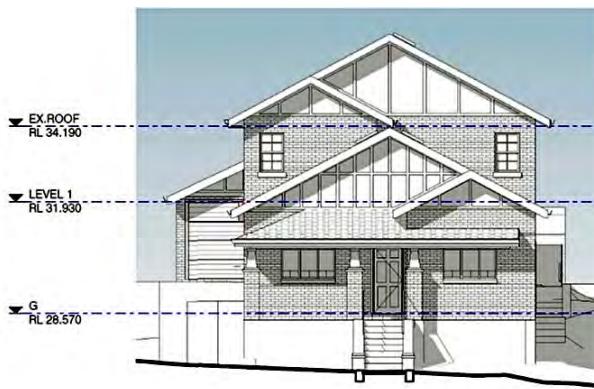
16. Demolition Plan (HTH dwg. A1.03 [NTS]).



17. Ground Floor Plan (HTH dwg. A1.04 [NTS])



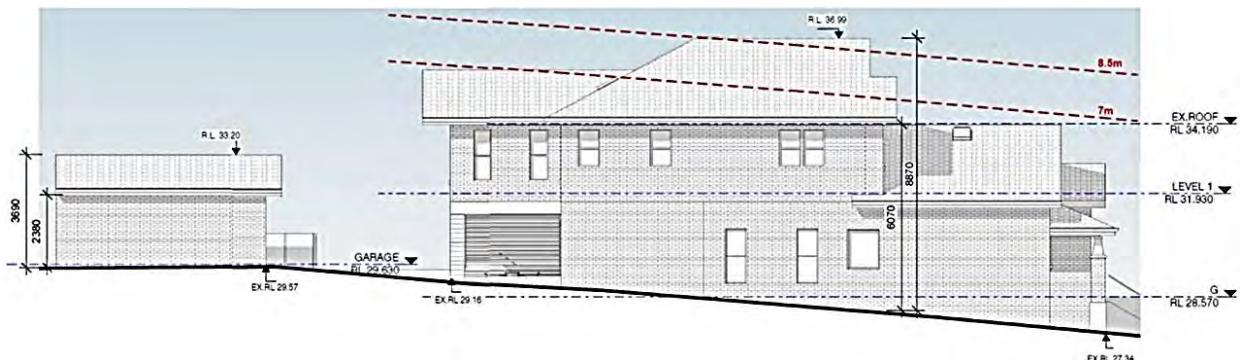
14. Upper Level Plan (HTH dwg. -/A1.05 [NTS]).



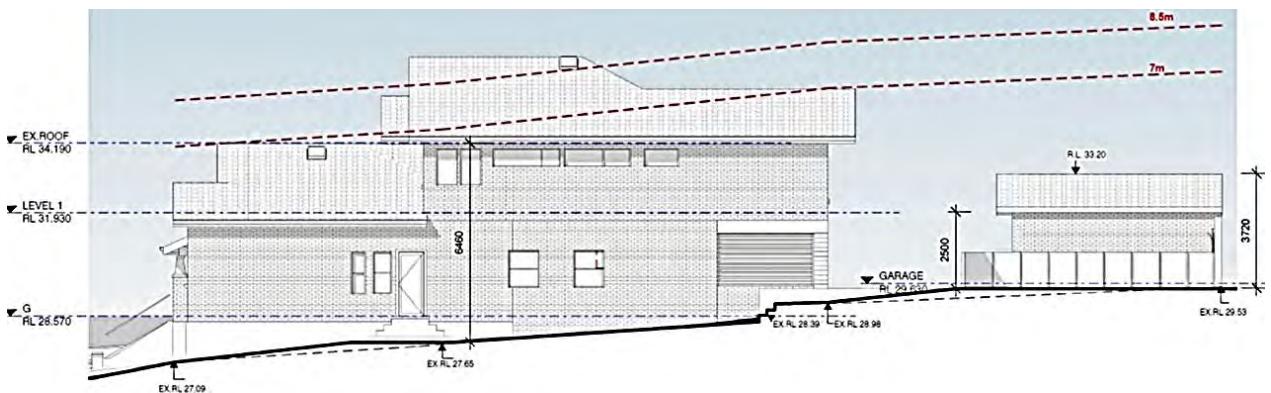
15. Street Elevation (HTH dwg. A2.01[NTS])



16. Rear Elevation (HTH dwg. A2.02 [NTS]).

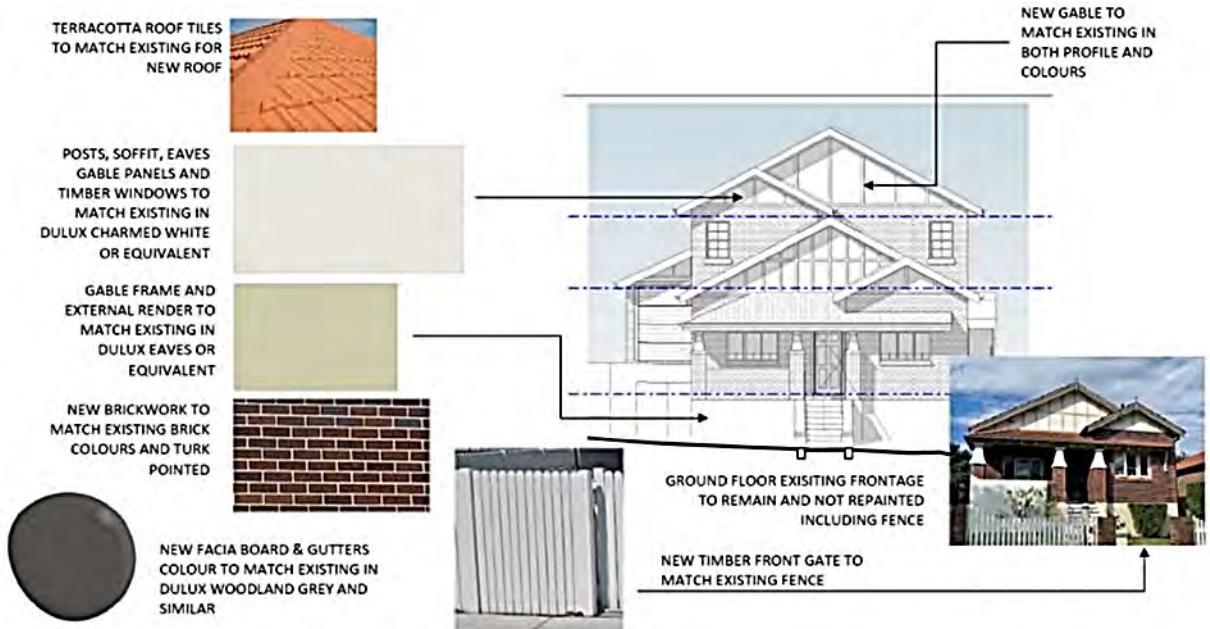


17. North Elevation (HTH dwg. A2.01 [NTS]).



18. South Elevation (HTH dwg. A2.02 [NTS]).

Proposed external materials, finishes and colours are:



19. Proposed External materials, finishes and colours (from HTH "Exterior Colour Concept" - see copy at the Appendix).

G. IMPACT OF THE PROPOSED DEVELOPMENT

The Ashbury HCA is listed at:

Canterbury Local Environmental Plan 2012

Schedule 5 Environmental heritage

Part 2 Heritage conservation areas

Heritage conservation area name	Identification on Heritage Map	Significance
Ashbury Heritage Conservation Area	Shown by red hatching and labelled "HCA1"	Local

It is mapped as:



20. Extract Map HER_006. Subject property.

The relevant provisions of the Canterbury LEP 2012 are:

5.10 Heritage conservation

Note. Heritage items (if any) are listed and described in Schedule 5. Heritage conservation areas (if any) are shown on the [Heritage Map](#) as well as being described in Schedule 5.

Clause	Comment
(1) Objectives	

The objectives of this clause are as follows:

- (a) *to conserve the environmental heritage of Canterbury,*
- (b) *to conserve the heritage significance of heritage items and heritage conservation areas, including associated fabric, settings and views,*
- (c) *to conserve archaeological sites,*
- (d) *to conserve Aboriginal objects and Aboriginal places of heritage significance.*

(2) Requirement for consent

Development consent is required for any of the following:

- (a) *demolishing or moving any of the following or altering the exterior of any of the following (including, in the case of a building, making changes to its detail, fabric, finish or appearance):*
 - (i) *a heritage item,*
 - (ii) *an Aboriginal object,*
 - (iii) *a building, work, relic or tree within a heritage conservation area,*
- (b) *altering a heritage item that is a building by making structural changes to its interior or by making changes to anything inside the item that is specified in Schedule 5 in relation to the item,*
- (c) *disturbing or excavating an archaeological site while knowing, or having reasonable cause to suspect, that the disturbance or excavation will or is likely to result in a relic being discovered, exposed, moved, damaged or destroyed,*
- (d) *disturbing or excavating an Aboriginal place of heritage significance,*
- (e) *erecting a building on land:*
 - (i) *on which a heritage item is located or that is within a heritage conservation area, or*
 - (ii) *on which an Aboriginal object is located or that is within an Aboriginal place of heritage significance,*
- (f) *subdividing land:*
 - (i) *on which a heritage item is located or that is within a heritage conservation area, or*

The proposed development entails altering the exterior of a building that is within an HCA

- (ii) on which an Aboriginal object is located or that is within an Aboriginal place of heritage significance.

(3) When consent not required

However, development consent under this clause is not required if: Consent is required.

- (a) the applicant has notified the consent authority of the proposed development and the consent authority has advised the applicant in writing before any work is carried out that it is satisfied that the proposed development:
 - (i) is of a minor nature or is for the maintenance of the heritage item, Aboriginal object, Aboriginal place of heritage significance or archaeological site or a building, work, relic, tree or place within the heritage conservation area, and
 - (ii) would not adversely affect the heritage significance of the heritage item, Aboriginal object, Aboriginal place, archaeological site or heritage conservation area, or
- (b) the development is in a cemetery or burial ground and the proposed development:
 - (i) is the creation of a new grave or monument, or excavation or disturbance of land for the purpose of conserving or repairing monuments or grave markers, and
 - (ii) would not cause disturbance to human remains, relics, Aboriginal objects in the form of grave goods, or to an Aboriginal place of heritage significance, or
- (c) the development is limited to the removal of a tree or other vegetation that the Council is satisfied is a risk to human life or property, or
- (d) the development is exempt development.

(4) Effect of proposed development on heritage significance

The consent authority must, before granting consent under this clause in respect of a heritage item or heritage conservation area, consider the effect of the proposed development on the heritage significance of the item or area concerned. This subclause applies regardless of whether a heritage management document is prepared under subclause (5) or a heritage conservation management plan is submitted under subclause (6).

(5) Heritage assessment

The consent authority may, before granting consent to any development:

- (a) on land on which a heritage item is located, or
- (b) on land that is within a heritage conservation area, or

The significance of the HCA is recounted at p2 (above).

The proposed development will have no substantive impact on the stated significance.

The development is to land that is within an HCA.

- (c) on land that is within the vicinity of land referred to in paragraph (a) or (b),

require a heritage management document to be prepared that assesses the extent to which the carrying out of the proposed development would affect the heritage significance of the heritage item or heritage conservation area concerned.

(6) Heritage conservation management plans

The consent authority may require, after considering the heritage significance of a heritage item and the extent of change proposed to it, the submission of a heritage conservation management plan before granting consent under this clause.

This document has been prepared having general regard to the guideline document "Statements of Heritage Impact" as published by HeritageNSW.

The preparation of a Conservation Management Plan is not warranted by the nature of the proposed development.

(7) Archaeological sites

The consent authority must, before granting consent under this clause to the carrying out of development on an archaeological site (other than land listed on the State Heritage Register or to which an interim heritage order under the [Heritage Act 1977](#) applies):

- (a) notify the Heritage Council of its intention to grant consent, and
- (b) take into consideration any response received from the Heritage Council within 28 days after the notice is sent.

The subject place is not identified as being of archaeological significance.

(8) Aboriginal places of heritage significance

The consent authority must, before granting consent under this clause to the carrying out of development in an Aboriginal place of heritage significance:

- (a) consider the effect of the proposed development on the heritage significance of the place and any Aboriginal object known or reasonably likely to be located at the place by means of an adequate investigation and assessment (which may involve consideration of a heritage impact statement), and
- (b) notify the local Aboriginal communities, in writing or in such other manner as may be appropriate, about the application and take into consideration any response received within 28 days after the notice is sent.

The subject place is not identified as being of Aboriginal significance.

(9) Demolition of nominated State heritage items

The consent authority must, before granting consent under this clause for the demolition of a nominated State heritage item:

The subject place is not identified as being of State significance.

- (a) notify the Heritage Council about the application, and
- (b) take into consideration any response received from the Heritage Council within 28 days after the notice is sent.

(10) Conservation incentives

The consent authority may grant consent to development for any purpose of a building that is a heritage item or of the land on which such a building is erected, or for any purpose on an Aboriginal place of heritage significance, even though development for that purpose would otherwise not be allowed by this Plan, if the consent authority is satisfied that:

Conservation incentives are not sought.

- (a) the conservation of the heritage item or Aboriginal place of heritage significance is facilitated by the granting of consent, and
- (b) the proposed development is in accordance with a heritage management document that has been approved by the consent authority, and
- (c) the consent to the proposed development would require that all necessary conservation work identified in the heritage management document is carried out, and
- (d) the proposed development would not adversely affect the heritage significance of the heritage item, including its setting, or the heritage significance of the Aboriginal place of heritage significance, and
- (e) the proposed development would not have any significant adverse effect on the amenity of the surrounding area.

Canterbury DCP Part 4.6- Ashbury Heritage Conservation Area.

OBJECTIVES FOR ASHBURY

01. *Maintain the traditional Federation and inter-war building character.*
02. *While new development is seen as a healthy part of the renewal of the area, it respects the traditional character of Ashbury.*
03. *The retention and adaption of housing that contributes to the character of Ashbury. The demolition of buildings that contribute to the character will generally not be supported.*
04. *Reversal of previous unsympathetic development and reinstatement of previous decorative features and materials is strongly encouraged.*

CONTROLS FOR ASHBURY

6.SA.1 Streetscape character analysis

- i. *Submit a Streetscape Character Analysis as part of any development application for:*
 - *New dwellings, and*
 - *Alterations to the front elevation and/or a second storey addition to existing dwellings*

Comment: the proposed development does not entail alterations to the existing front elevation. A second storey addition is proposed:



21. *Streetscape (HTH Dwg. A4.05 [NTS]). Proposed upper-level addition- the drawing is in orthographic projection, giving an impression that the proposed addition is bulkier than it will be perceived in reality.*

6.SA.2 Height

Comment: the proposed additions are, in part two-storey, but the overall height as indicated on the elevations at p.6 is under the 8.5 metre height limit.

6.SA.3 Setback

Comment: the existing setback to Hay Street is maintained.

Side setback

Comment: no additions are proposed within the setbacks.

6.SA.4 Building expression and streetscape

Comment: the existing house will remain legible, with the proposed addition set back approximately 8 metres from the existing main gable. There are numerous nearby examples of upper-level additions in the portion of Hay Street in which the subject property is located and the proposal will be part of the emerging character of the area:



H. CONCLUSION

Historical research has revealed that “Wilton” was most probably built in c. 1924 and shows influences of the “Californian Bungalow” style in its design and fabric.

The proposed development seeks to improve the level of accommodation and amenity of the rear of the house in terms of indoor/ outdoor living, and is of an approach that is relatively common in the portion of Hay Street in which it is located.

In my opinion, there will be no adverse effects of the proposal on the character of the broader Ashbury HCA and the proposal is supportable in terms of potential heritage impacts.

Prepared by

Greg Patch
Heritage Consultant

Appendix: Documents

Municipality of Canterbury
Shire of
A573909 22.5.20

PLAN

DP 10247 (E)

Subⁿ of part of C/T. Vol. 385 Fol. 230 & Lots 17 & 18 D.P. 363

PARISH OF PETERSHAM & COUNTY OF CUMBERLAND

Scale 100 ft. to an inch

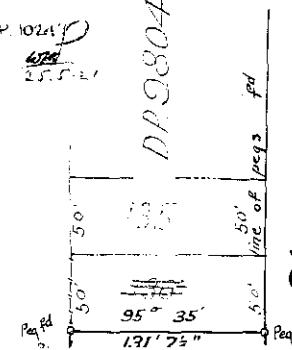
NOTE Seven feet of the front of each allotment (other than corner allotments) shall be provided as due ways of access to the rear of buildings erected or to be erected thereon.

Bearings are from True Meridian

for amendment of lot 167 see M. B. 4632 with papers D.P. 10247

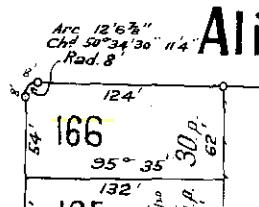
25.5.21

D.P. 9804



St.

166



Alison

(66' wide)
95' 35'

St.

808' 34" (Not to Scale)

Line of pgs Rd

Pgs line of pgs Rd

Dep

Plan

9804

Forbes St.

Pgs line of pgs Rd

Leopold St.

line of pgs Rd
old Fd

St.

169

Chd 4' 57" 28'	Rad. 147 1/2	168	152' 10 1/4"	28p	line of pgs Rd
6 1/2"	Arc. 61"	169	153' 5 1/2"	28p	
49 11/16"	49 11/16"	170	153' 9 3/4"	28p	
154' 2 1/2"	154' 2 1/2"	171	154' 2 1/2"	28p	
154' 7"	154' 7"	172	154' 7"	28p	
154' 11 1/2"	154' 11 1/2"	173	155' 4 1/2"	28p	
155' 4 1/2"	155' 4 1/2"	174	155' 4 1/2"	28p	
155' 8 3/4"	155' 8 3/4"	175	155' 8 3/4"	28p	
156' 1 1/2"	156' 1 1/2"	176	156' 1 1/2"	28p	
1/2 p.	3' 20'	177	1/2 p.	1/2 p.	

(e)

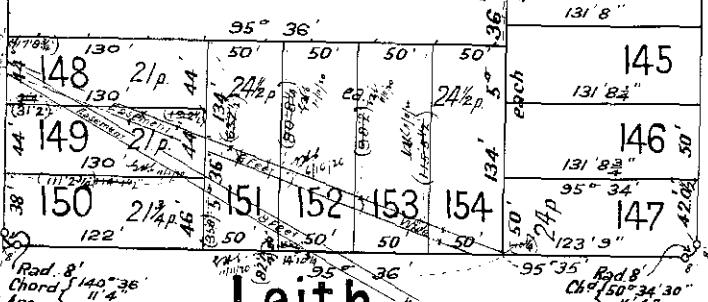
Croydon (66' wide) Avenue. (Nig'd 20' 60' 20')

Acres 6
From A-B
Survey Scale
1:20000
fr reg pd 200' 0"

2477 (PH)

Leith

Hay 5° 34' (66' wide)



Easement
A.293681

D.P. 10247 (E)

Subscribed and declared before me at Sydney this 18th.

day of May A.D. 1920

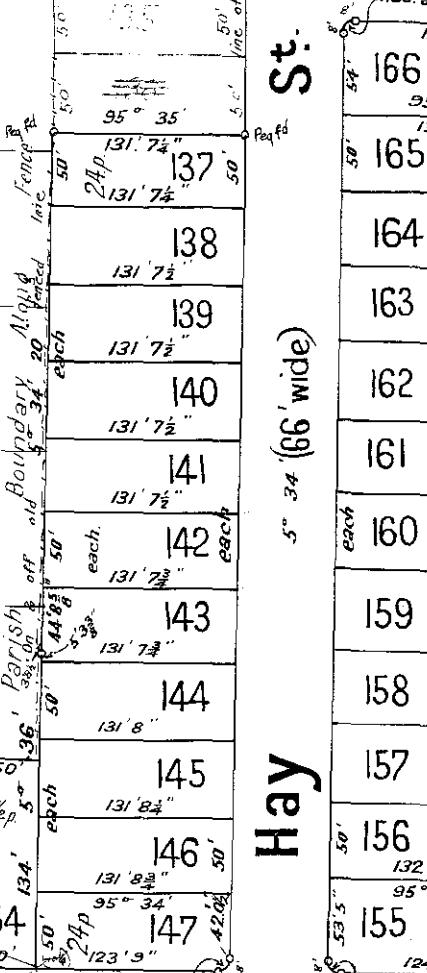
J. A. H. Bowden

J.P.

Date of Survey April 1920

808' 3 1/4"
(Not to Scale)

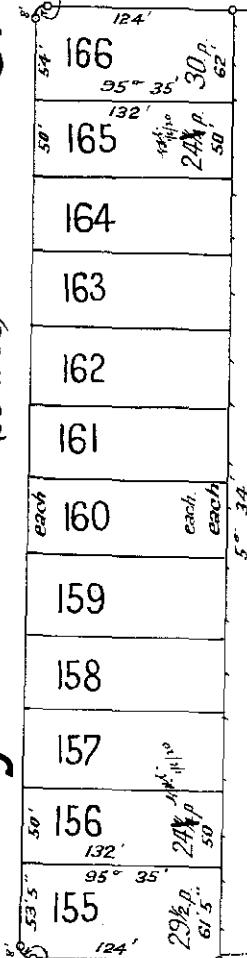
St.



(66' wide)

Hay 5° 34' (66' wide)

St.



(66' wide)

Possibly off Petersham

260 AC (G.T.)

(Not to Scale)
827' 7 1/4"

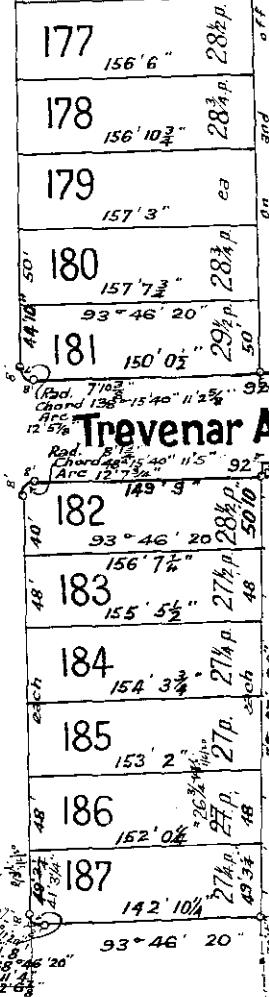
St.

808' 3 1/4"
(Not to Scale)

Goodlet (66' wide)

623' 8"

Goodlet 3° 46' 20"



of Sydney.

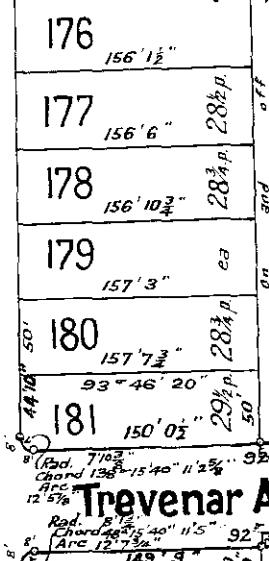
I Edward Henry Condery

Licensed Surveyor, specially licensed under the Real Property Act do hereby solemnly and sincerely declare that the boundaries and measurements shown in this plan are correct for the purposes of the said Act, and that the survey of the land to which the plan relates has been made ~~under my immediate supervision~~ and I make this solemn declaration conscientiously believing the same to be true, and by virtue of the provisions of the Oaths Act, 1900.

E. H. Condery
Licensed Surveyor.

* Add here by me or under my immediate supervision as the case may be.

Datum line of Azimuth A-B.



Trenear Ave
(50' wide)



LAND
REGISTRY
SERVICES



NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE

5/12/2022 8:25AM

FOLIO: 2/175523

First Title(s): SEE PRIOR TITLE(S)

Prior Title(s): VOL 13151 FOL 156

Recorded	Number	Type of Instrument	C.T. Issue
21/8/1988		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
17/11/1988		CONVERTED TO COMPUTER FOLIO	FOLIO CREATED CT NOT ISSUED
18/10/1990	Z286210	CAVEAT	
9/12/1991	E115082	WITHDRAWAL OF CAVEAT	
4/11/1998	5373959	TRANSFER	
4/11/1998	5373960	MORTGAGE	EDITION 1
4/2/2013	AH530282	DISCHARGE OF MORTGAGE	
4/2/2013	AH530283	TRANSFER	
4/2/2013	AH530284	MORTGAGE	EDITION 2
28/5/2014	AI617538	DISCHARGE OF MORTGAGE	
28/5/2014	AI617539	TRANSFER	
28/5/2014	AI617540	MORTGAGE	EDITION 3
2/5/2017	AM343902	DISCHARGE OF MORTGAGE	
2/5/2017	AM343903	MORTGAGE	EDITION 4
9/9/2018	AN695392	DEPARTMENTAL DEALING	EDITION 5 CORD ISSUED

*** END OF SEARCH ***

CERTIFICATE OF TITLE

PROPERTY ACT, 1900

NEW SOUTH WALES

Appn No. 4533

Prior Title Vol. 3570 Fol. 95



Vol. 13151 Fol. 156

EDITION ISSUED

6 10 1976

I certify that the person described in the First Schedule is the registered proprietor of the undermentioned estate in the land within described subject nevertheless to such exceptions encumbrances and interests as are shown in the Second Schedule.

CANCELLED
[Signature]
Registrar General.

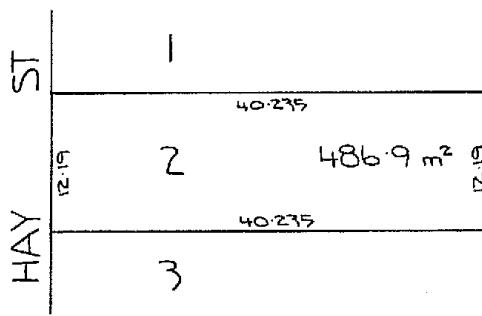


SEE AUTO FOLIO



PLAN SHOWING LOCATION OF LAND

LENGTHS ARE IN METRES



P 870398 *[Signature]*

REDUCTION RATIO 1:500

ESTATE AND LAND REFERRED TO

Estate in Fee Simple in Lot 2 in Deposited Plan 175523 in the Municipality of Canterbury Parish of Petersham and County of Cumberland being part of 40.47 hectares granted to James Hunt Lucas on 11-11-1794.

FIRST SCHEDULE

BASSAM FARID DEKKAN of Croydon Park, Mail Officer and JEANETTE DEKKAN his wife, as Joint Tenants.

SECOND SCHEDULE

1. Reservations and conditions, if any, contained in the Crown Grant above referred to.
2. Covenant created by Transfer No. A974369.
3. Mortgage No. P870398 to Commonwealth Savings Bank of Australia, Registered 3-9-1976. Discharged R336538

PERSONS ARE CAUTIONED AGAINST ALTERING OR ADDING TO THIS CERTIFICATE OR ANY NOTIFICATION HEREON

WARNING: THIS DOCUMENT MUST NOT BE REMOVED FROM THE LAND TITLES OFFICE.

Office of the
Secretary

FIRST SCHEDULE (continued)

卷之三

SECOND SCHEDULE (continued)

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

No. of Deposited Plan 10247

Appn. No. 4533

Reference to last certificate

Vol. 3496 Fol. 82

New South Wales.



17929 8.23

[CERTIFICATE OF TITLE.]

REGISTER Book,

Vol. 3570 Fol. 95

CANCELLED

CECIL ROBERT CROFTON of Canterbury, Salesman, Transferee under Instrument of Transfer from Richard Morgan Evans and Richard Jones, No.B.43573, is now the proprietor of an Estate in Fee Simple, subject nevertheless to the reservations and conditions, if any, contained in the Grant hereinafter referred to, and also subject to such encumbrances, liens, and interests, as are notified hereon, in that piece of land situated in the Municipality of Canterbury Parish of Petersham, and County of Cumberland containing Nineteen and one quarter perches, or thereabouts, as shown in the Plan hereon and therein edged red, being Lot 2 as shown in plan annexed to the said Instrument of Transfer No.B.43573 and being part of 100 acres delineated in the Public Map of the said Parish in the Department of Lands originally granted to James Hunt Lucas by Crown Grant dated the eleventh day of November One thousand seven hundred and ninety four.

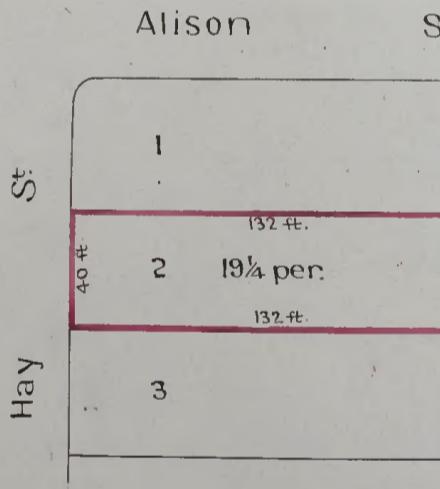
In witness whereof I have hereunto signed my name and affixed my Seal, this

Signed in the presence of

18th day of March, 1924

B. A. T. Williams

Registrar General.



Instrument of Transfer No.A.974369 contains a covenant declaration and agreement in the following words:- "And the said Transferees so as to bind not only themselves their heirs executors administrators and assigns but also the said land and the successive owners and tenants thereof doth hereby covenant with the said Transferrors that any main building to be erected on the lot hereby transferred shall cost and be of the value of not less than Five hundred pounds And that such main building shall be built mainly of brick or stone or partly of either and or of other material to be approved in writing by the said Transferrors and the roof thereof shall be covered with slates tiles or other material approved in writing by the Vendors and that only one dwelling house shall be erected on the said lot And that they will provide for seven feet of the frontage of the said allotment to be used as way of access to the rear of any building to be erected upon such allotment. Provided however that the Transferee their heirs executors administrators or assigns may subdivide the same and in that case each dwelling house erected on such subdivision shall not have less than forty feet frontage to the street to which such allotment fronts And the parties hereto declare and agree that the person by whom or with whose consent the covenants by the Transferees hereinbefore contained may be released varied or modified are the Registered Proprietors respectively of the allotments of land shown on the plan of subdivision lodged in the Land Titles Office and numbered

"10247 and the land to which the benefit of the said covenants is intended to be appurtenant are all the said allotments."

B. A. T. Williams
Registrar General.



No. B 43574 MORTGAGE dated 21st January 1924 from the said Cecil Robert Crofton to Missie Crossman Dickson wife of Walter Dickson of Sydney Solicitor

Produced and entered 19th March 1924 at 12 o'clock in the noon.

B. A. T. Williams
REGISTRAR GENERAL



No. B 43575 MORTGAGE dated 2nd January 1924 from the said Cecil Robert Crofton to Richard Morgan Evans and Richard Jones both of Ingham Builders

Produced and entered 14th March 1924 at 12 o'clock in the noon.

B. A. T. Williams
REGISTRAR GENERAL



No. B 43575 DISCHARGE of within Mortgage B 43575 dated 12th January 1924 produced 14th January 1924 and entered 14th January 1924 at 2nd March 12 o'clock in the noon.

B. A. T. Williams
REGISTRAR GENERAL



No. B 926035 DISCHARGE of within Mortgage
dated 3rd January 1930
Produced and entered 6th January 1930 and entered
at 3pm pto 10 o'clock in the afternoon.
W. Hayton
REGISTRAR GENERAL

No. B 926036 MORTGAGE dated 30th December 1929
from the said Cecil Robert Crofton to John George
Smithson of Marrickville Gentleman
Produced and entered 6th January 1930
at 3pm pto 10 o'clock in the afternoon.
W. Hayton
REGISTRAR GENERAL

No C 570386 DISCHARGE of within mortgage
No B 926036 dated 8th July 1937
Produced 26th August 1937 entered 26th August 1937
at 11 o'clock in the fore noon.
P. W. Wells
REGISTRAR GENERAL

No. C 570387 TRANSFER dated 1st August 1937
from the said Cecil Robert Crofton to Alfred
Edgar Walker of Newtown, Carpenter
of the land within described
Produced and entered 1st August 1937
at 11 o'clock in the fore noon.
P. W. Wells
REGISTRAR GENERAL

No. C 570388 MORTGAGE dated 16th August 1937
from the said Alfred Edgar Walker to
Commonwealth Bank of Australasia
Produced and entered 16th August 1937
at 11 o'clock in the fore noon.
P. W. Wells
REGISTRAR GENERAL

D 3320 No. D 3320.010 DISCHARGE of within mortgage
No. C 570388 dated 8th September 1944
Produced and entered 24th November 1944
at 5pm pto 10 o'clock in the afternoon.
P. W. Wells
REGISTRAR GENERAL

D 3320.11 No. D 3320.11 TRANSFER dated 10th November 1944
from the said Alfred Edgar Walker to Salvatore
Domenico Ferraro of Ashfield Carpenter and
Annungiata (also known as Nancy) Ferraro his wife
as joint tenants of the land within described
Produced and entered 10th November 1944
at 5pm pto 10 o'clock in the afternoon.
P. W. Wells
REGISTRAR GENERAL

No. F 264983 MORTGAGE dated 11th July 1950
from the said Salvatore Domenico Ferraro and
Annungiata Ferraro to Commonwealth Bank of
Australia
Produced and entered 17th July 1950
at 4pm pto 10 o'clock in the fore noon.
J. Wells
REGISTRAR GENERAL

D/M No. F 896724 DISCHARGE of within mortgage
No. 1264983 dated 20th July 1953
Produced and entered 20th July 1953
at 5pm pto 10 o'clock in the fore noon.
J. Wells
REGISTRAR GENERAL

No. F 926275 MORTGAGE dated 1st August 1953
from the said Salvatore Domenico Ferraro and Annungiata
Ferraro to Commonwealth Bank of Australia
Produced 1st September 1953 and entered 1st September 1953
at 10 10 o'clock in the fore noon.
J. Wells
REGISTRAR GENERAL

M/M MORTGAGE No. F 925275 has been discharged.
See J 7116723 Entered 29th July 1964
J. Watson
REGISTRAR GENERAL

John Sydney Fraser of Ashbury Motor
Mechanic and Lila Caroline Elizabeth
Fraser his wife are
now the registered proprietors of the land within described.
Joint tenants
See TRANSFER No. J 736043 dated 6th August 1964
Entered 17th August 1964.
J. Watson
REGISTRAR GENERAL

No. J 736044 MORTGAGE dated 6th August 1964
to Metropolitan Road Transport & Frameworks
Co-operative Building Society No 8
Limited
Entered 17th August 1964
Discharged
P 870397 3rd September 1976
J. Watson
REGISTRAR GENERAL

Bassam
Khalid son, mail officer and Jeanette
Khalid his wife both of Croydon Park, Qld.
P 870397 Joint tenants are
now the registered proprietors of the land within described
See TRANSFER No. P 870397 dated 18th August 1976
Entered 3rd September 1976.
J. Watson
REGISTRAR GENERAL

M P 870398
No. P 870398 MORTGAGE dated 6th August 1976
to Commonwealth Savings Bank of
Australia
Entered 3rd September 1976
As to land in this
this file is cancelled
and new certificate issued
Vol. 9315 Fol. 156
J. Watson
REGISTRAR GENERAL

Appn. No. 4533
Reference to last Certificate
Vol. 3158 Fol. 15

New South Wales.



St 9195 7757-1 4.23

[CERTIFICATE OF TITLE.]

Joint Tenancy

CANCELLED W REGISTER BOOK,

VOL. 3496 FOL. 82

RICHARD MORGAN EVANS and RICHARD JONES both of Annandale, Builders, Transferees under Instrument of Transfer from Elizabeth Mary Goodlet, Alexander Copeland, Alfred Ingram Macfarlan and William Allen No.A.974369 are now the proprietors of an Estate in Fee Simple as Joint Tenants, subject nevertheless to the reservations and conditions, if any, contained in the Grant hereinafter referred to, and also subject to such encumbrances, liens and interests, as are notified hereon, in that piece of land situated in the Municipality of Canterbury Parish of Petersham, and County of Cumberland containing, or thereabouts, as shown in the Plan hereon and therein edged red, being lots 164, 165 and 166 in a Plan deposited in the Land Titles Office, Sydney, No 10247 and being part of 100 acres delineated in the Public Map of the said Parish in the Department of Lands originally granted to James Hunt Lucas by Crown Grant dated the eleventh day of November One thousand seven hundred and ninety four.

In witness whereof, I have hereunto signed my name and affixed my Seal, this

Signed in the presence of *W P Friend*

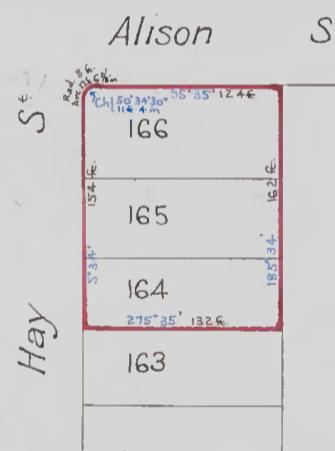
27th day of

August 1923.

John Kilcaire
Registrar General.

"Office and numbered 10247 and the land to which "the benefit of the said covenants is intended to "be appurtenant are all the said allotments."

John Kilcaire
Registrar General.



NOTIFICATION REFERRED TO.

The above mentioned Instrument of Transfer No. A.974369 contains a covenant declaration and agreement in the following words:-
"And the said Transferees so as to bind not only themselves their heirs executors administrators and assigns but also the said land and the successive owners and tenants thereof doth hereby covenant with the said Transferrors that any main building to be erected on the lot hereby transferred shall cost and be of the value of not less than Five hundred pounds And that such main building shall be built mainly of brick or stone or partly of either and or of other material to be approved in writing by the said Transferrors and the roof thereof shall be covered with slates tiles or other material approved in writing by the Vendors and that only one dwelling house shall be erected on the said lot And that they will provide for seven feet of the frontage of the said allotment to be used as way of access to the rear of any building to be erected upon such allotment Provided however that the Transferees their heirs executors administrators or assigns may subdivide the same and in that case each dwelling house erected on such resubdivision shall not have less than forty feet frontage to the street to which such allotment fronts And the parties hereto declare and agree that the person by whom or with whose consent the covenants by the Transferees hereinbefore contained may be released varied or modified are the Registered Proprietors respectively of the allotments of land shewn on the plan of subdivision lodged in the Land Titles

No. B 43573 TRANSFER dated 24 January 1924
from the said Richard Morgan Evans and Richard Jones to Cecil Robert Groomton of part
of the land within described
Produced and entered 14th March 1924
at 12 o'clock in the noon.
Cancelled & Certificate of Title issued
Vol. 3570 Fol. 95
John Kilcaire
REGISTRAR GENERAL

No. B 47821 TRANSFER dated 30th January 1924
from the said Richard Morgan Evans and Richard Jones of joint tenants to Arthur Slack and Alice Mary Slack as joint tenants of the land within described
Produced and entered 14th March 1924
at 12 o'clock in the noon.
Cancelled & Certificate of Title issued
Vol. 3570 Fol. 96
John Kilcaire
REGISTRAR GENERAL

No. B 90089 TRANSFER dated 2nd May 1924
from the said Richard Morgan Evans and Richard Jones to Henry Wright Harris of part
of the land within described
Produced and entered 2nd June 1924
at 12 o'clock in the noon.
Cancelled & Certificate of Title issued
Vol. 3609 Fol. 180
John Kilcaire
REGISTRAR GENERAL

No. B 08475 TRANSFER dated 14th July 1924
from the said Richard Morgan Evans and Richard Jones to George Jack Piercy Leape and Florence E. Telle Leape as joint tenants of the land within described
Produced and entered 13th August 1924
at 10 o'clock in the noon.
Cancelled & Certificate of Title issued
Vol. 3630 Fol. 180
John Kilcaire
REGISTRAR GENERAL

Hampton St (Croydon Pk) cont-
Coney George
Gardiner Mrs. M.
Gardiner H., Teddington
Gardner A., 'Hill'
Pearce Mrs. Emily M.
Fowler A., J., 'Hill'
monology'
Harrow street
Phillips E., 'Mignon'
Nelson E., 'Mignon'
Johnson E., 'Maudie'
Bruce Frederick M.
James Herbert D.
Freeman J., 'The
Sheaf'

Hannan's Rd (Punchbowl)
Kane street is Belmont road

South side

Pelly Arthur K.
Horn's road
Hannan Henry
King Robert
King Miss C., poultry
farmer

North side

Horn's road
Gardiner Wm., poultry
farmer

Hannam J. B., poultry
farmer
Owen F.
Harropsons E., poultry
farmer

Harcourt Ave (Campate)
Off Ninth avenue

East side

Walpole A. E., Ferndale
Bonke C. H., 'Omar'
Murphy Richard, 'Orato'
James William O.,
'Hansbury'

West side

Horna Thomas
Dobbin Mrs. M. E.
Harold Street (Campate)

South por to Bealins street
East side

Murphy Edward B.
Brown Edward C.
Baby Health Centre

Jekle Mrs. Louise J.,
'Marion'
Chapman Ivy, 'Also-
brook'

Nisan W. E., 'Thalia'
Davies W. H., 'Orlo'
Stanley E., 'Glenco'
Strelakian A., 'Rajah'
Freeman Joseph, 'Hojo'
'Cottage'

West side

Schuman F., 'Kimo'

Harp Street

Alfred street to Liberty st
South side

Leighton David
Smith Mrs. Margaret,
'Barra'

Pye L. H., 'Emphore'
Merier J., 'Cuthbert'
Vanderwood M., 'Eden-
ville'

Oif—Carroll Michael, market
gardener
Sharp street

Hay Street (Ashbury)
Ashfield boundary to
Leth street

East side

Booth J. B., 'Whine'
Asgill William R.,
'Camomile'

Fraser Jas., 'Seaforth'
Heath V., 'Mereworth'
McDonald J., 'Holly-
dale'
Marlin G. H., 'Hosall'
Morrison T., 'Inverness'
Blacker G. S., builder
Elton street

(For remainder see Ashfield)

West side

Parry John T. S.,
'Hoover'

Bunn Clifford, 'Winton'

Tafton Nathaniel J.,
'Castleton'

O'Brien Thomas J.,
'Talorai'

Winstone U. E., 'Shevie'

Corner G. A., 'Alvont'

Fleah Arthur N., 'Ilio'
Pearce William H., 'Mt.
Phenix'

Jackson Mrs. Margaret,
'Bob'

Wicks F. H., 'Guverney'

Skelton Mrs. Gandy,
'Arizona'

Hoad Clarence G.,
'Lorraine'

Heath St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Off Rose street
South side

Bell George

Hever John J.,
Henry St (Punchbowl)

Highcliffe Rd (Undcliffe)

Off Union's Bridge rd

North side

Wright Robert L., 'Tho
Claet'

Price William

Forrest Charles H.

Chown Wm., 'Southport'

Williams David

McDowell William T.

Simmons Thomas

Harratt Mrs. B. A.

Moore Alexander

Jones H., 'Woldale'

Park Robert B.

Elliott Mrs. Mary

Greathead Harry

Price Thomas

Valentino Frank

Winstone John

Seard A. N., 'Ilio'

Owen Joseph C.

'Stonehouse'

Harler Fred.

Taylor William

Clarke —

Cullender John H.,
'Home'

South side

Marshall W. M., 'Clare-
ville'

Gill Mrs. Linda, 'The
Nook'

Stevor L.

Robinson A. E.

Holtomley Charles C.,
'St. Ives'

Schindell J., 'Marsden'

Warden James R.

West side

Burns Frederick

Bray J. B., 'Ellerbeck'

Stockland E., 'Glen-
loch'

Hawkins Albert L.,
'Avondale'

Parikh Geo., 'The Bay'

Pooley Charles M.,
'Woodbury'

Hughart G., 'Kings'

Off Franklin's

Highland Ave (Punchbowl)

Parham are in Payton over

East side

Todd —, 'Wandsworth'

Philbrick Arthur E.,
'Edenbury'

Fleming Albert G.,
'Lynde'

Holloway Mrs. E.,
'Cambridge'

Walsh H. H., 'Cambridge'

McLellan Mrs. H.,
'Fitzwilliam'

Walsh H. H., 'Fitzwilliam'

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Walsh H. H., 'Fitzwilliam'

Walsh H. H., 'Fitzwilliam'

Walsh H. H., 'Fitzwilliam'

Walsh H. H., 'Fitzwilliam'

Haldon et al (Lakemba) cont.—

144 Abbott F. & H., bchr.
142 Donnelly Mrs. E. M.,
 tailor-cook
149 Intriguing A., fruiterer
138 Curry Hns. A., fish shop
136 Maisey Ross, T., florist
136 Motor Purfures Ltd.
134 Blackwood W. R., boat
 shop
130 Moran & Cato, grocers
128 Davidson J. S., iron-
 monger
126 Lawrence J. & Sons,
 mercers
124 "Gamblies," millinery
122 Gregor J. & E., child-
 ren's outfitters
120 Jones Pielon, draper
118 Fraser F. L., draper
114 Minson E., photographr.
114 Clarke M. S., chemist
108 Foster W. J., stationer
 Oneida street
104-106 Derrin Bros., Ltd.,
 grocers
102 Palino A., fruiterer
98-100 Hooper A. F., draper
90 Cornwall H. S., boot
 importer
94 Hollands O. J., bchr.
92 Brooklyn R., drapers
90 Hurrell W., small goods
88 Moscley John W.,
 tobaccoconlist
80 Bates A., boot shop
82 Palkinson & Co., chemists
82 Quynie J. Ltd., grocers
80 Eaton's Bag Stora
80 Bank of New South
 Wales—J. H. Down-
 ton, manager
Gov. Sav. Br. of N.S.W.
 and Austral. Bank—H.
 A. J. Tapet, manager
72 Taranto J., fruiterer
70 Knight C. W., fancy
 goods
68 May E. A., butcher
66 Commercial Banking
 Co. of Sydney Ltd.—
 R. G. Horsley, mgr.
64 Phillips C. R., hairdrfr.
62 Shanahan P. W., chmat
60 Fletcher A. W., boot
 shop
55 Palmer Geo., drapar
 The Boulevards
Lakemba Rly. Station—
 W. G. York S.M.
 Railway parade
Public Telephone
54 Allen A. A., dentist
38 Connerford G. C., pro-
 duce & fuel mble.
86 Fancette E., fish shop
84 Mason Ern., photographr.
12 Ritchie H. H., butchcr
 East side
280 Moyes John M.
285 Hooper R.
288 Stone John J.
281 Dowers William
279 Albiston William
201 Ferguson J. M.
267 Grace Bros., depot
235 Martin Mrs. Daisy
240 Ball Bert.
243 Sheffield J. A.
239 Malcolm T.
237 Goodwin William A.
238 Williams Mrs. F. H.
 Williams F. E.
231 Urquart Thomas
235 Hampson Ernest
217 Arnold Mrs. F.
211 Crum James
207 Freckleton Bertram
206 Wilson Sydney
199 Denning Mrs. E., lend-
 ing library
105 Samuel James
101 Hinds R.

189 Parry John W.
185 Mottram Chas. N.
183 Edwards A.
171 Nolan Martin
160 Piggott A. L., plumber
167 Silver Sev. Mach. Co.
167 Tudhope Albert J.
157-61 The Magnet Theatre
 Gillies street
153 Woolf W. M. H., conf.
 works
149 Floyd Mrs. R. S.
147 Root A. M., hairdresser
143 Lear Mrs. J., confetr.
141 Jones V., hairdrfr.
139 Stokes Mrs. B. M.,
 draper
130 Flamingo John, drapar
137 Keatinge I., baker
135 Cornish E. J., Lakemba
 Music Parlours
133 Donnison H. H. II., bchr.
131 O'Brien C., blurd. saltn.
131 Hilbert Wm. J., boot
 denter
129 Hockin T. C., ham and
 beef
127 Hart Mrs. A., dressmr.
126 Gonda Art., confectioner
123 McCrea & Connor, fruit
119 Sarandas Emanuel, fish
117 McCloskey C. J., baker
115 Stone Mills C. J., draper
113 The Lakemba Butchery
111 Hogg J., bootmaker
105-9 Pickering G. & Co.,
 Ltd., fur. w'housemen
107 Cranney Jas., grocer
108 Jean Miss M., robe
 specialist
101 Browning F., mercer
99 Sobb F., draper
97 Turner Andrew, confetr.
95 Royle J., eng. & cont.
91 Huckle Mrs. L., small
 goods
89 Black Miss A., milnr.
80 Westacott S., boot repr.
87 Callan Bros., grocers
85 Legg F., radio supplrs
83 Harris H. J., jeweller
70 Harkins E. A., dentst
 The Boulevards
67 Lakemba Laundry
65 Fresh G., bootmaker
63 Stockman's, fruiterer
61 Brocklehurst T., est. ag.
 Railway—Railway parade
67 Ryan J. H., grocer
56 Pritchett J. W., iron-
 manger
51 Sigg F. E., baker
47 Bodycott —
45 Cull H. J., bootmaker
43 McCawen E. A. F.,
 taller
41 Wells H.
37 Foley John
35 Clark William S.
33 Vincent Charles J.
30 Steed Rev. D. (Bapt.)
27 Knevet Arthur S.
25 McEwan William F.
23 Morgan Miss L.
21 Quinn Thomas J.
19 Benhamis Thos. J.
15 Doonan John
13 Coogan Frederick
11 McCanness Ernest
5 Hopwood George
3 Pearce James W.
Hall Street (Belgrave)
Adelaide st to Railway line
 East side
33 Russell H.
31 Sheldon Claude H.
29 Chowford: Thomas
25 Lee J.
23 Morgan Ernest H.
 Etela street
21 McCoy Frederick
19 Watson George
17 Bryant Norman

JOHN SANDS LTD., FOR COMMERCIAL PRINTING.

16 Hitchens Roy J.	50 Glen Thomas E.	Dohn Bros., tannery
20 Morell A.	51 Hanan H.	White, West side
11 Etherington Mrs. G.	52 Martin Herbert	
9 Gates R.	53 Foster D.	2 Harvey R.
7 Boa Andrew	54 Holland Charles G.	4 Johnson William
5 Robertson Robert J.	55 Dibley Ebenezer H.	8 Nield Mrs. E.
Lark street	Lewin street	8 Nield Miss E., music teacher
3 Baldwin Albert	56 Mulvency Thos.	12 McKewen William
1 Morris Mrs. H. O.	57 Held Leslie W.	14 Vaughan W. H.
Railway line	58 Cruise A. S.	16 Cobley A.
West side	59 James A. H. C.	18 McDonald T.
20 Monro J.	60 Rhodes Robt.	20 Hilliar A. J.
24 Couchman Henry	61 Watts Herbert H.	22 Goodrich F. H.
22 Coff Arnold	62 Smith E. C.	24 Izumy Joseph P.
20 Davis George A. II,	63 Dibbley Syd.	26 Reid David C.
Etsla street	North side	28a O'Donnell Maurice G.
18 Woods A. E.	1 Taylor S. G. A.	30 Poter C. J.
16 Yates W. R.	2 William George Q.	32 Wilkinson W. J. H.
14 Davis Edward J.	3 Riordan Wm. E.	32 Arundell R.
12 Hills J. S. M.	4 Laverack Cecil	34 Ingall B.
10 Sheldon Sydney L.	5 Mayes Edwin A.	36 Dougall W.
Label street	6 Dowling E.	38 Shepherd Herbert
8 Reid Michael	13 Connolly J.	40 Annes Leslie J.
6 Granger Sydney	15 Chapman William	42 Lewis William
2 Gould Stanley G.	17 Itchlie Frank E. L.	44 McLeod Henry A.
Hamel Crescent	19 Gurkin H. J., furn. rem.	44 McLeod Miss J., music teacher
(Earlwood)	21 Isted Mrs. Pully	46 Henslow Alfred W.
Wardell road to Fricourt	23 Morton Jas.	48 Gorham Horace
avenue	Kartusdon avenue	50 Reynolds Charles
East side	25 Mudge Sydney	Taylor Arthur A., "Hotheverbrae"
2 Rusticke John	27 Mowling Robert	Hampton Street (Croydon Park)
4 Loveday Herman G.	29 Gluba Arthur	George's River rd to Oak's River
6 Finn John	31 Tanner E. E.	East side
8 Platt Alfred G.	33 Don Arthur B.	2 McInerney H. C.
10 Meek Allert	35 Dias Alfred	4 Byrnes Cyril
12 Gifer Harold W.	37 Fife George	6 Adams Thomas
14 Boscom Harry P.	39 Greenling Eric W.	8 Cavendish Thomas
16 Schribshaw Herbl.	41 Hell Geo.	12 Lansdowne Albert W. S.
18 Neary Reginald S.	43 McNaught Hillion	14 Tourney Mrs. A.
20 Crossen G.	45 Brown Percy C.	16 McGrath Jas. A.
22 Hampson Norman	47 Crawford R.	18 MacQuarrie Mrs. F. S.
24 Maguire John G. O.	49 Crozier John I.	20 Sharpe Wm. A.
West side	51 Dray G. A. II.	22 Gillard Ernest
1 Bruckard Percy	53 Hannam G. F.	24 Croft Fredk. W.
3 Slone Joseph	55 Lausio Alfred	28 Court Henry O.
5 Cashman Wm. A.	Hampden st (Hurststone Park)	30 Sotter Pericles
7 Thompson Robt. II.	57 Hampden st (Hurststone Park)	32 Waterhouse Jas. R.
9 Grenstone Wm. A.	59 Jackson —	Wentworth street
11 Jackson —	61 Estlin —	44 Franklin A. E., J.P.
13 Estines Wm.	63 Clarke Stanley	50 Andi Leslie
15 Broadhurst Bert.	65 Cooper Volney	51 Franklin A., builder
17 Curley Samuel	67 Knovision Thomas	56 Moore Mrs. Louise J.
19 Turner Joseph	69 Silver Mrs. J.	66 Evans J. T., dairypr.
21 Howard Herbert	71 Cook A., grocer	West side
23 Watson Robert	73 Palersou Donald D.	6 Reid E. H.
25 Griffiths Walter	75 Ryan Patrick	7 Tasker Arthur
27 Murray Michael E.	South side	9 Boberg H.
29 Ross Fredk.	14 Basher Mrs. —	11 Chandler Wm. A.
31 Stokold George	10 Fox Robert	13 Vassie Geo. F.
33 Heathcole Ernest J.	8 Irvine Mrs. Henrietta	17 Brough Harold
35 Austin Victor J.	6 Rice L. J., carrier	19 Caughey Mrs. Edith
37 McDonald George	4 Phillipott B. G., plmbr	21 O'Connor Wm.
39 Burford Edward W.	2a Cairns John T.	23 Mulline Wm. F.
41 Johnson Arthur P. E.	Hampden Street, (Lekembes) East side	25 Girderol F. M.
Hamilton Ave (Earlwood)	1 Goodman C.	27 Trevillion P.
South side	3 Hearps Mrs. Agnes	29 Cassidy Denys
Fardell rd to Thompson st	5 Abbott A. J.	33 Maynard A.
2 Burling Spencer	5 Blade J. W.	Wentworth street
4 Low Ernest J., contr.	7 Park T.	37 Evans Victor J. E.
8 Lassau Andrew R.	9 Adam Peter	39 Cauman H. A.
10 Hutchings Edwin	11 Clyde A. H.	45 Caney Geo.
12 Clowes John W.	13 Worthington Norman J.	47 Brilton Mrs. L.
14 Carter Chas. H.	15 Walker E.	49 Lee England A.
16 Sayers Thos.	17 Budd R. D.	51 Davis John
Collingwood avenue	19 Jamieson G. N.	Broad street
18 Montgomery Vincent C.	21 Barnes —	55 Phillips E.
20 Willis Clive	23 Cripple F.	59 Blake Bernard
22 Alderman C. H.	25 Burgess E. H.	61 Nelson J.
24 Schweikert J.	27 Falvey H.	63 Bruce Fredk. M.
26 Martin Fredk. J.	29 Barklem George A.	65 Jones H. D.
28 Kennedy David J.	31 Lauferian Charles	67 Freeman J.
30 O'Toole Walter P.	33 Southwell Henry H.	Hannan's Rd (P'chbow)
32 O'Brien Mrs. Annie	35 Firth James	Kerne street to Belmont rd
34 King H. G.	37 Bulpert Frederick	South side
36 Nicholson Darcy	39 Hogan Donald J.	Davenport Sidney
38 Pearce F.	43 Sanders A. V.	Perry Arthur K.
40 Johnson E.	45 Coghill R. J.	"."
42 Gee A. Q.	47 Bottes Walter J.	
44 Duffell Wm. J.		
Kartusdon avenue		
46 Cumphill Roy O.		
48 Johnson Mrs. Eliza P.		

JOHN SANDS LTD., MANUFACTURING STATIONERS.

1 Hanan Henry	66 Hely R. A.	23 Moulain J.	20 Kirklees Jas. E.	62 Hall Leslie
King Robert	Asbury Bay Wash	27 Beige A. J.	21 Kirk Mrs. Elizabeth	63 Freestone Norman T.
King Miss C., poultry	Leigh street	29 Little Wm.	22 Smith J.	66 Nielsen Geo. A.
farmer	North side	30 Solare Wm. A.	20 Orchard Clas.	68 Grillin Mrs. Eileen M.
Narth side	Roslyn street	31 Milne Wm. A.	18 Eggleton Ceill	70 Hodge M. S.
Bond's road	72 Adams Ernest E.	33 McInnes P.	19 Moore Fred G.	Hillcrest St (Punchbowl)
Gardiner Wm., poultry	74 Shuttleworth E.	35 Milne Wm. T.	14 Moody Frederic W.	South side
farmer	76 McBride Charles W.	37 Crother H.	12 Catford Walter T.	Off Wiley's avenue to Ross-
Orcwood F.	78 Young Mrs. A.	39 Alnsworth Percy J.	10 Husk Mrs. Jessie	mors ave—Denman avenue
Horrapulous E.,	80 Grant John G.	41 Verlin II, G. H.	8 Gardiner Alex.	Ferguson avenue
farmer	82 Millham John	Howard street	6 Cooper Mrs. E.	
Harcourt Ave (Campsie)	84 Harrison Walter O.	Short street	2 James Clas. C.	
Off Ninth avenue	86 Colnihan D.	Smith John	North side	
East side	88 Ruil Harold	47 Marquet Falder	31 Miller H. E.	2 O'Leggan Arthur
2 Walpole A. E.	90 Ewen-Walter W. G.	49 Gabi Albert C.	24 Fleming A. H., builder	2 O'Leggan Mrs. N. M.
4 Beneke C. H.	92 Whitefield B.	Cressey street	27 Smith A. T.	10 Johnson O. A.
6 Bruce Ceill	94 Blimie Clifford D.	South side	25 Youngming Carl O.	12 Dyke Cecil
8 Jones William O.	96 Collett G.	Home street	28 Mayford J. R.	Beauchamp st—Rawson st
West side	100 Clancy Donald	2 Sheehan R.	21 Parkinson Fredk.	20 Wallis Wilfred L.
Burke Thomas	West side	4 Lumsden Frank	Preston Tennis Courts	22 Ford D. G.
3 Pass Jack O.	(For commencement see	6 Scally Mrs. May L.	17 Haydon Alfred E.	24 Graham Rog.
5 Foster William	Ashfield)	8 Potter Nicholas L.	15 Forest James	Losemore st—Dudley street
7 Nicholson Wm. H.	19 Vindin F. M.	France street	13 Ogden Henry	Broadway
9 Goldstone George A.	21 Parry John T. S.	22 Barnes A. H.	11 Langley F.	Warren Ceill E.
11 Austin David W.	23 Bush Clifford	24 Wilkie J. H.	9 Young Simon J.	New-Bux Mfg. Co., dis-
Harold Street (Campsie)	25 Aldritch Northey B.	26 Found Mrs. R. M.	7 Dawson F.	fectants
South par to Evelina street	27 Taubman Nathaniel J.	Napier street	5 Hutchelisn Roht. W.	Duncan street
East side	29 O'Brien Thos. J.	27—Lees Mrs. Sarah	3 Nugent Mrs. A.	38 Bullock W. H.
4 Croft John	31 Winslow C. E.	27—Lees William	1 Hinchellis B. S.	40 Brindley M. B.
6 Poulton T. W.	33 Corner G. L.	Hillard St (Lakemba)	22 Lloyd C.	42 Gregor Cecil S.
8 Shanks William	35 Vance Ceill	Lakemba st in Pichbowl rd	23 Clifton P. W.	44 Dunlop J. F.
10 Barnett Frederick	37 Pearce Wm. H.	East side	25 Stinson Wm. T.	North side
12 Madden Thomas P.	39 Murray Oscar S.	1 Melr John	1 Howen Claude	Lewis street—Fauz street
14 Tant Mrs. Vero	41 Weeks A.	27 Lynch P.	5 McKeown Thos.	31 Boyle James N.
16 Waller R.	43 Higgs F. H.	56 Price Wm.	7 Glidea Bernard D.	33 Rowley Raymond M.
18 Slanson E.	47 Peek G. H.	63 Reylethous Miss Irene	9 Kevin Clarence R.	35 Towne Richard
20 Lower Frederick W.	49 Lynch Cyril	61 Gallard Theo.	11 Johnson John	Robinson street
22 Freeman Joseph	51 Douglas Mrs. Ethel	55 Forrest Chas. H.	15 Scard J. B.	37 Bonnelly P., grocer
West side	60 Hood Clarence G.	51 Chown Wm.	17 Taylor Alex.	39 Harvey Percy J.
Schuman F., 'Ermelo'	63 Castaldi Eligio	49 Williams David	17 Green Emanuel	41 Haddock Hybert H.
Campsie Public School	Leigh street	47 McDowell Wm. T.	19 Peters F. J.	43 Jeates John C.
Harp Street	Roslyn street	45 Stinson Wm. T.	21 Lloyd C.	Rosemont st—Dudley st
South Belmont	65 George James L.	23 Clifton P. W.	23 Clifton P. W.	Broadway—Matthews street
Alfred street to Liberty at	67 Brown R.	25 Anderson C. P.	25 Anderson C. P.	Arthur street
South side	69 Long Albert	27 Driver J. W.	27 Driver J. W.	Campagne Avenue
Leighton David	71 McFleight Thos. J.	29 Jennings Frank W.	29 Jennings Frank W.	Hilltop Street (Earwood)
Thorp F., 'Westcliffs'	75 Warner W. H., builder	39 Murray James	31 Thomas Milton H.	Off William street
Mercer J., 'Columbia'	81 Parsons Geo. H.	37 Trickett Harry	33 Nichols John L.	Hill View St (Lakemba)
Vandevenue M., 'Eden-	83 Armstrong J.	29 Valentine B.	36 Blair Wm.	Canterbury rd to Phillip st
villes'	85 Graham Harry	27 Valentine John	37 Brett Rosl. R.	East side
Off—Carroll Michael, market	87 Drummond Wm. R.	25 Harding Chas.	39 Griffith Wm. J.	2 Knot Wm. E.
gardener	89 Howerov E. G.	23 Leighton Joseph	41 Glouc T. H.	4 Isled Thos.
Sharp street	91 Craig Thomas W.	21 Mercer Mrs. Barbara	43 Scholefield Tedbar II.	6 Wasson C.
North side	93 Smith Joseph W.	19 Taylor Wm.	45 Scholefield P.	8 O'Dwyer Richard P.
97 Young James	95 Dawson Roy D.	17 Harber Fred.	53 Hamilton J., painter	10 Green Syd.
99 Brown John E.	101 Atkins Edward	13 Clarke J. E.	55 James Gordon G.	12 Sinclair F.
103 Allen Samuel	105 Laws Alfred C.	11 Calender John R.	57 Dillon Chas. E.	14 Podmore Frank
Harrison Avenue	107 Dakin H.	South side	59 Muelin John	16 Ashton G. F.
Canterbury rd to Hillcrest at	109 Smith Wm. H.	70 Richards Wm. H.	61 Adams J.	West side
East side	111 De Britt Alfred A.	Lower Highcliffs avenue	63 Nielsen A.	3 Rowen Rev. E. C. (P.)
Iles Ry. B.	113 Eaton Mrs. J. A.	Hilland Ave (Pichbowl)	67 English J.	5 Fryer Alfred
Hay Street (Ashbury)	115 Kirby Fredk. C.	Farnham ave to Payten ave	West side	7 Hailey Cyril J.
Ashfield boundary to	Heath St (Punchbowl)	East side	2 Toomey Herib. J.	9 Wainwright Edwin P.
Cook's River	Off Rose street	2 Graham Frank	4 Morris Stanley H.	11 Williamson J.
East side	South side	6 Wheatsley Alfred	6 Green Jack	13 Steiner John
(For commencement see	Titomas Chas. W.	8 Johnson John	8 Yulee Mrs. Kathleen	15 Brunfield Wm. R.
Ashfield)	Bell Geo., 'Yarralla'	10 Goodall Arthur	10 Burns Fredk.	Hillion Ave (Lakemba)
	Tozer Chas., 'Berna-	12 Todd H. E.	12 Brys J. H.	Off Canary road
	ville'	14 Styles Ron.	14 McCauley J.	Sault side
	Reed John J., 'Victor'	16 Ewing M.	16 Hawkins Albert L.	11 Martin James
	Beer Mrs. Ann E., J.P.,	18 Philibrook A. E.	16 Mollet P.	20 Reeve J., builder
	"Victor"	20 Gamble T. B.	18 Burton Frederick	22 Bohm Joseph
	North side	21 Mountford Ralph	20 Peachey Chas. M.	20 Barrett W. J.
	Blake Vincent	22 Inglis Mrs. Lillian	22 Moss H.	18 Tooley Frederick
		28 Austin Chas. W.	24 Philt Fred.	60 Williamson James
		West side	24 Eller Mrs. Mariba	North side
		3 Granger J.	26 Bilton G. R.	15 Hume R. W.
		5 Marchant Wm. H.	28 Jackson W.	Hocking Avenue
		7 Kent Mrs. M.	30 Laubert L.	(Earwood)
		11 McDonald J.	32 Garvey J.	Off Homer street
		13 Gately A.	34 Cassidy Mrs. Beatrice	West side
		15 Elliott F. J.	36 Holmes M.	1 Stein Mrs. J.
		17 Rigby —	40 Kindlund Alex.	3 Smith John P.
		19 Reynolds Jas. A.	42 Horner Sydney	5 Hocking G. F. W.
		23 Barker J.	44 Oshorn George H.	7 Ceary Norman C.
	Hill Street (Campsie)	Hill Street (Campsie)	46 Saville Ernest	9 Staples Fred.
	Off Reamish street	South side	48 Stanley Fred.	11 Howard John
		Off Reamish street	50 Dewey Mrs. G. H.	13 Rosenblum A. M.
			52 Garlick Keith N.	15 Bernays Eric G.
			54 Ballie Mrs.	17 Tucker Ernest
	5 Duggan Leo.		56 Flaherty B.	23 Wood Arthur
	7 Florence Albert G.		58 Whitefield W.	27 Wyman Clarence
	11 Boxwell Mrs. E.		60 Smith Marcell	29 Ewen Harron
	13 Smith Mrs. E.			
	13 McDonald Mrs. V.			
	15 Cain Leslie			
	17 McEwan Mrs. Hannah			
	19 Rowell Jas.			
	21 Sowall G. L.			

EXTERIOR COLOUR CONCEPT

SELLARO, CROYDON PARK

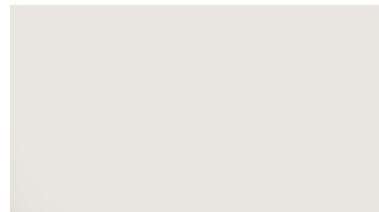
Interior Design Concept

External Colours

TERRACOTTA ROOF TILES
TO MATCH EXISTING FOR
NEW ROOF



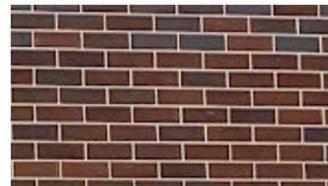
POSTS, SOFFIT, EAVES
GABLE PANELS AND
TIMBER WINDOWS TO
MATCH EXISTING IN
DULUX CHARMED WHITE
OR EQUIVALENT



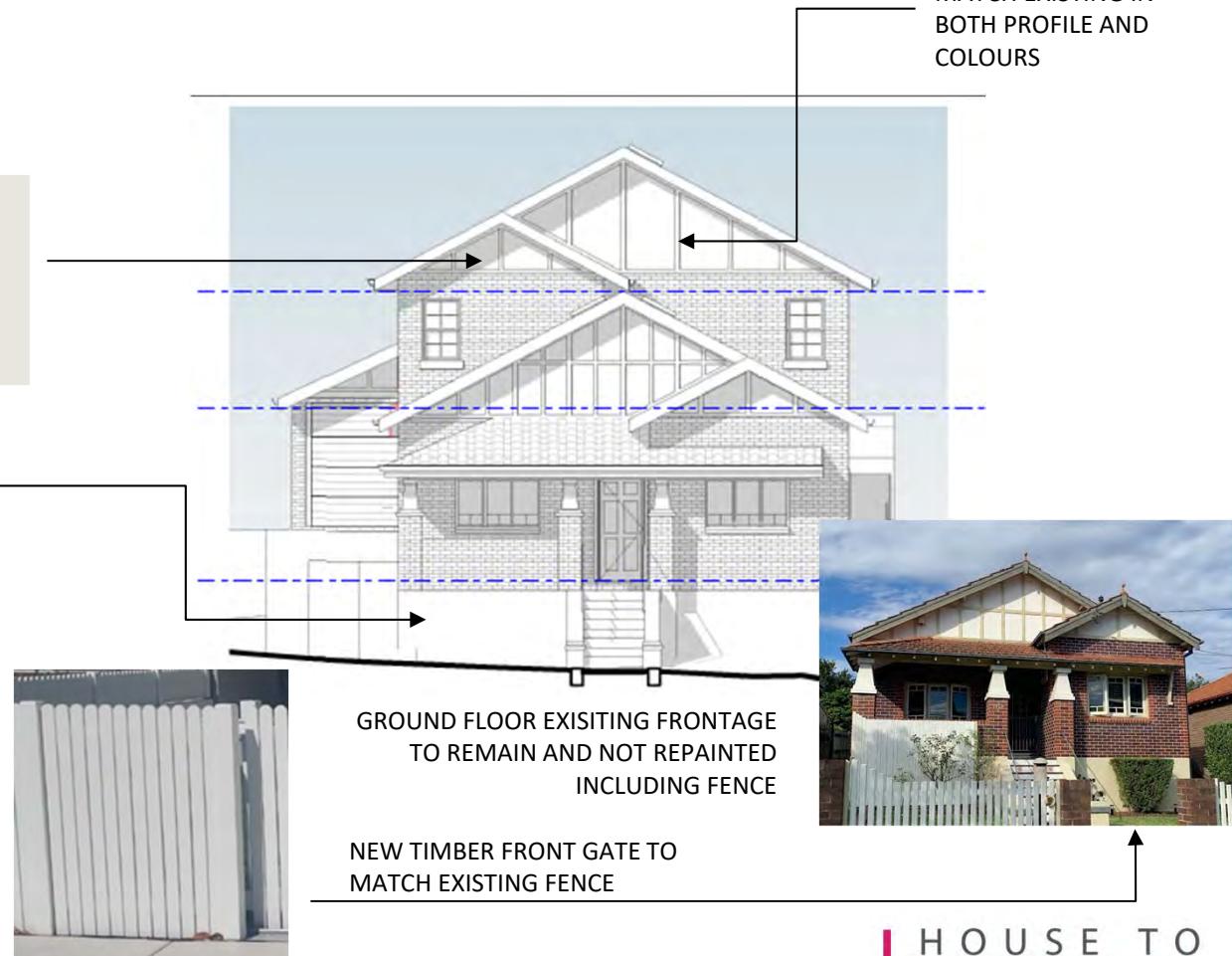
GABLE FRAME AND
EXTERNAL RENDER TO
MATCH EXISTING IN
DULUX EAVES OR
EQUIVALENT



NEW BRICKWORK TO
MATCH EXISTING BRICK
COLOURS AND TURK
POINTED



NEW FACIA BOARD & GUTTERS
COLOUR TO MATCH EXISTING IN
DULUX WOODLAND GREY AND
SIMILAR



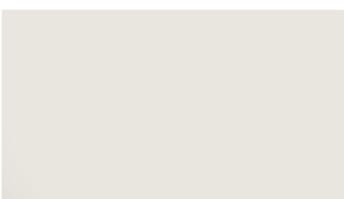
These drawings are concept layouts only and not for construction use. All designs, layouts and dimensions are indicative and subject to check measure and further detailing. House to Home Finishes are not responsible for any misinterpretation associated to how this booklet is used. Subject to budget constraints.

Interior Design Concept

External Colours



WRAP POST IN SHAKER PROFILED PANELED, SKIRTING AND PARAPETS PAINTED IN DULUX CHARMED WHITE OR EQUIVALENT

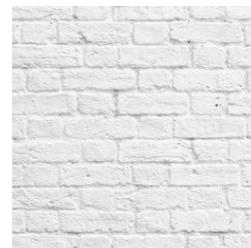


TIMBER WINDOWS AND DOORS IN DULUX CHARMED WHITE OR EQUIVALENT

CIRCULAR ROUND HIGHLIGHT WINDOW



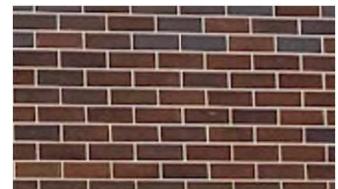
BRICKS BAGGED FOR GROUND FLOOR ALFRESCO AREA



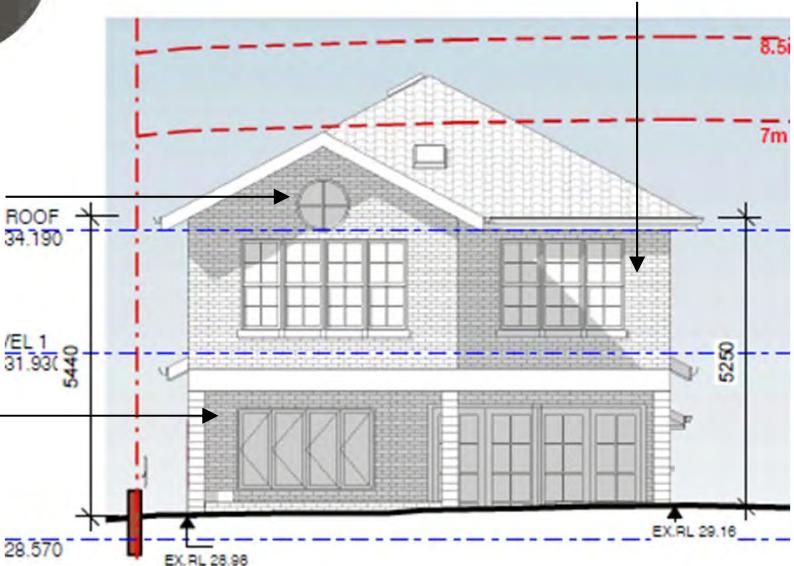
NEW FACIA BOARD & GUTTERS COLOUR TO MATCH EXISTING IN DULUX WOODLAND GREY AND SIMILAR



NEW BRICKWORK TO MATCH EXISTING BRICK COLOURS AND TURK POINTED TO FIRST FLOOR AND GARAGE



TERRACOTTA ROOF TILES TO MATCH EXISTING FOR NEW ROOF



These drawings are concept layouts only and not for construction use. All designs, layouts and dimensions are indicative and subject to check measure and further detailing. House to Home Finishes are not responsible for any misinterpretation associated to how this booklet is used. Subject to budget constraints.

12/12/2022

HOUSE TO
home
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