

* THIS TITLEBLOCK IS AN INTEGRAL PART OF THIS DRAWING AND MUST NOT BE REMOVED
* BOUNDARIES HAVE NOT BEEN DEFINED BY SURVEY AND ARE DIAGRAMMATIC ONLY
* THE POSITION OF STRUCTURES IN RELATION TO THE BOUNDARIES IS DIAGRAMMATIC ONLY
* DO NOT SCALE OFF THIS PLAN
* BEARINGS AND DISTANCES HAVE BEEN COMPILED FROM PLANS OBTAINED FROM NSWLRS
* AREAS SHOWN HAVE BEEN CALCULATED FROM THE LAND DIMENSIONS
* IF IT IS PROPOSED TO UNDERTAKE ANY WORKS CLOSE TO BOUNDARIES, WE STRONGLY RECOMMEND
* THAT A PLAN OF SURVEY IS UNDERTAKEN TO DEFINE THE POSITION OF THE BOUNDARIES
* VISIBLE AND ACCESSIBLE SERVICES HAVE ONLY BEEN LOCATED.
* NO UNDERGROUND SERVICES HAVE BEEN INVESTIGATED
* INVESTIGATIONS WITH BEFORE YOU DIG AUSTRALIA AND SERVICE PROVIDORS MUST BE
* UNDERTAKEN PRIOR TO ANY DESIGN, EXCAVATION AND/OR CONSTRUCTION WORKS

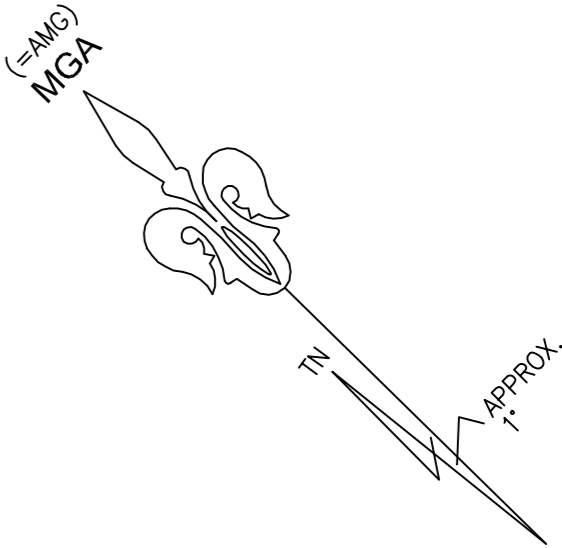
APPROXIMATE POSITION OF SEWER MAIN BY SYDNEY WATER
REFER TO THE DBYD DIAGRAM FOR DETAILS.
NOTE: PRIOR TO ANY DESIGN AND CONSTRUCTION, A
SEWER PEGOUT MUST BE UNDERTAKEN TO DETERMINE
THE EXACT LOCATION OF THE SEWER LINE.

THE POSITION OF STRUCTURES AND IMPROVEMENTS SHOWN ARE
APPROXIMATE ONLY AND SHOULD BE VERIFIED PRIOR TO ANY
CRITICAL DESIGN OR CONSTRUCTION WORKS. FOR ANY PROPOSED
STRUCTURES IN RELATION TO A BOUNDARY, A REGISTERED
SURVEYOR MUST CARRY OUT A BOUNDARY SURVEY, SETOUT SURVEY
OR IDENTIFICATION SURVEY FOR THE PROPOSED WORKS.

TITLE NOTES :

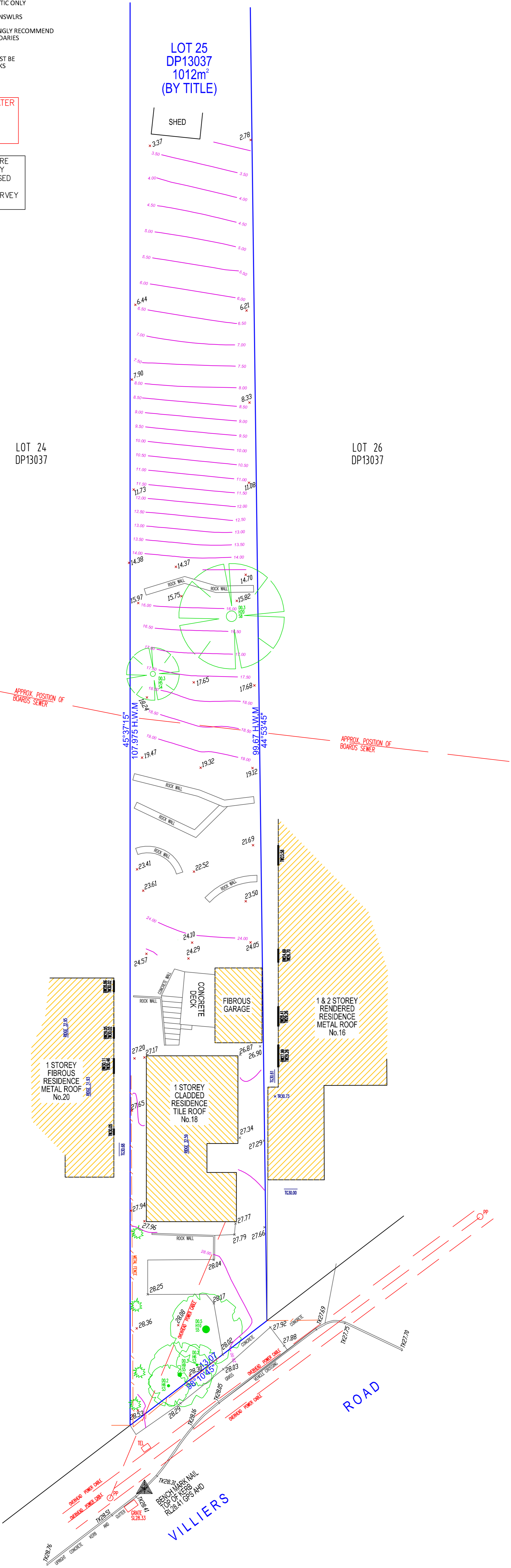
- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
2 AU522745 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED

THE ABOVE NOTIFICATIONS HAVE NOT BEEN INVESTIGATED.



LOT 24
DP13037

LOT 26
DP13037



JOSEPH P. FRASCA
REGISTERED LAND SURVEYOR
SU 002804

REVISION	DATE	DETAILS
A	27/02/2025	1ST ISSUE

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DATUM: AUSTRALIAN HEIGHT DATUM
ORIGIN: GLOBAL POSITIONING SYSTEM
DWG REF: 14294-1
REDUCTION RATIO: 1:150
SHEET SIZE: A1
DATE OF SURVEY: 25/02/2025
SURVEYOR: GS/JF
SHEET 1 OF 1



LEGEND

SL - SURFACE LEVEL
PP - POWER POLE
TW - TOP OF WINDOW
TG - TOP OF GUTTER
TK - TOP OF KERB
TEL - TELSTRA PIT
BW - BOTTOM OF WINDOW
TR - TOP OF ROOF

D = DIAMETER
A = ABOVE GROUND LEVEL
S = SPREAD
H = HEIGHT

* AUSTRALIAN HEIGHT DATUM HAS BEEN DETERMINED
USING GLOBAL POSITIONING SYSTEMS (GPS). THE
ACCURACY OF THE LEVEL IS DEPENDANT ON THE NUMBER
AND POSION OF SATELLITES AT THE TIME OF SURVEY.



united
surveyors

PLAN OF DETAIL AND LEVELS
AT: 18 VILLIERS ROAD
PADSTOW HEIGHTS
BEING: LOT 25 IN DP13037
CLIENT: NEXUS BUILDING