

NOTE : (A) DENOTES EASEMENT FOR TRANSMISSION LINE 45.72 WIDE (S35020)
(B) DENOTES EASEMENT FOR TRANSMISSION LINE 45.72 WIDE (H440829)
(C) DENOTES EASEMENT FOR TRANSMISSION LINE 30.48 WIDE (D329955)
(D) DENOTES EASEMENT FOR TRANSMISSION LINE 20 WIDE (DP1007355)
(E) DENOTES EASEMENT FOR OVERHEAD POWERLINES 20 WIDE
DATUM CONNECTIONS SURVEYED USING GNSS
PEG PLACED AT CORNER UNLESS NOTED OTHERWISE



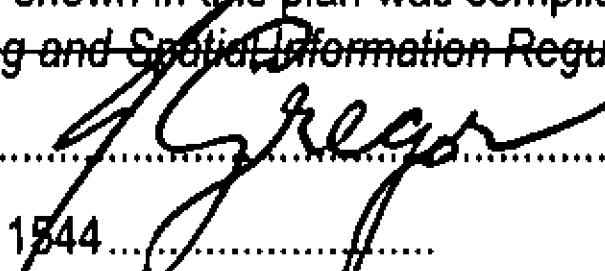
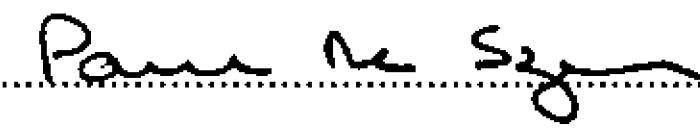
Surveyor: J. W. GREGOR Date of Survey: 17/04/2013 Surveyors Ref: 080702	PLAN OF SUBDIVISION OF LOT 2 DP1007355 AND ROAD WIDENING	LGA: YASS VALLEY Locality: YASS Subdivision No: 12/2013 Lengths are in metres. Reduction Ratio 1:	Registered 6.11.2013	DP1185025
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PLAN FORM 6 (2012)


WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 2 sheet(s)

Office Use Only		Public Use Only	
Registered:  6.11.2013		 DP1185025 S	
Title System: TORRENS			
Purpose: SUBDIVISION			
PLAN OF SUBDIVISION OF LOT 2 DP1007355 AND ROAD WIDENING		LGA: YASS VALLEY Locality: YASS Parish: HUME County: MURRAY	
Crown Lands NSW/Western Lands Office Approval I, (Authorised Officer) in approving this plan certify that all necessary approvals in regard to the allocation of the land shown herein have been given. Signature: Date: File Number: Office:		Survey Certificate I, JOHN WILLIAM GREGOR of GEOMATIC & PROPERTY SERVICES AUS. P/L 32 COMUR STREET, YASS, NSW. a surveyor registered under the <i>Surveying and Spatial Information Act 2002</i> , certify that: *(a) The land shown in the plan was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on-..... *(b) The part of the land shown in the plan being LOTS 3 – 5 was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2012</i> , is accurate and the survey was completed on 17 April 2013, the part not surveyed was compiled in accordance with that Regulation. *(c) The land shown in this plan was compiled in accordance with the Surveying and Spatial Information Regulation 2012. Signature:  Dated: 19/4/13 Surveyor ID: 1544 Datum Line: X-Y Type: *Urban/*Rural- The terrain is *Level-Undulating / *Steep-Mountainous- *Strike through if inapplicable. *Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.	
Subdivision Certificate I, <u>PAUL DE SZELL</u> *Authorised Person/*General Manager/*Accredited Certifier, certify that the provisions of s.109J of the <i>Environmental Planning and Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein. Signature:  Accreditation number: Consent Authority: <u>YASS VALLEY COUNCIL</u> Date of endorsement: <u>19 AUGUST 2013</u> Subdivision Certificate number: <u>12/2013</u> File number: <u>2498.B</u> *Strike through if inapplicable.			
Statements of intention to dedicate public roads, public reserves and drainage reserves. IT IS INTENDED TO DEDICATE THE ROAD WIDENING TO THE PUBLIC AS PUBLIC ROAD		Plans used in the preparation of survey/compilation. DP725497 DP1172188 DP789600 DP1007355 DP1063699 DP1096709 DP1137506 If space is insufficient continue on PLAN FORM 6A	
Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A		Surveyor's Reference: 080702	

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 2 of 2 sheet(s)

Office Use Only
Registered:  6.11.2013

Use Only

PLAN OF SUBDIVISION OF LOT 2 DP1007355
AND ROAD WIDENING

DP1185025

Subdivision Certificate number:12/2013.....
Date of Endorsement:19 AUGUST 2013.....

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Lot	Street Number	Street Name	Street Type	Locality
2	18	Cusack	Place	Yass
3	16	Cusack	Place	Yass
4	11504	Wee Jasper	Road	Yass
5	11506	Wee Jasper	Road	Yass

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919

AS AMENDED IT IS INTENDED TO CREATE :

- (1) RESTRICTION AS TO USER
- (2) EASEMENT FOR OVERHEAD POWERLINES 20 WIDE
- (3) RESTRICTION AS TO USER





If space is insufficient use additional annexure sheet

Surveyor's Reference: 080702

Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919¹

(Sheet 1 of 3 Sheets)



DP1185025 B

Plan of Subdivision of Lot 2 Deposited Plan 1007355 covered by
Yass Valley Council Subdivision Certificate No. 12/2013
dated 19 AUGUST 2013

Full name and address of owner of the land: Dallas Reginald Hanrahan and Valerie Margaret Hanrahan
"Karoo", Cusack Place, Yass, NSW 2582

PART 1 (Creation)

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
1	Restriction as to User	All lots	TransGrid ABN 19 622 755 774
2	Easement for overhead powerlines 20 wide	2 and 5	Essential Energy ABN 37 428 185 226
3	Restriction as to User	All lots	Yass Valley Council

PART 2 (Terms)

1. Terms of Restriction as to User firstly referred to in the abovementioned plan.

- a. Continuous unobstructed vehicular access by way of gates in locations agreed by TransGrid, is to be available to at all times to Transgrid plant and personnel to the transmission line and its structures along the easement. If access is not available along the easement due to geographical reasons suitable alternative vehicular access must be provided.
- b. No excavation work or other alterations to existing ground levels is permitted within the easement area without prior written approval from TransGrid which approval is not normally given within sixteen metres of any supporting structure.
- c. No utility services, neither above nor below ground, shall be permitted within the easement area without prior written approval from TransGrid and underground services within thirty metre of a transmission line structure are to be non-metallic.
- d. No dwellings, buildings or other substantial structures or parts thereof are to be erected within the easement area.
- e. No minor structures, equipment, fences or barbeques shall be erected or plant or equipment stored within the easement area without the prior written approval of TransGrid.

DP1185025

(Sheet 2 of 3 Sheets)

Plan: Plan of Subdivision of Lot 2 Deposited Plan 1007355 covered by
Yass Valley Council Subdivision Certificate No. 12/2013
dated 19 AUGUST 2013

- f. No obstruction of any type may be erected in or within fifteen metres of any part of a transmission line structure.
 - g. No vehicles, plant or equipment exceeding a height of 4.3 metres when fully extended shall be permitted within the easement area without the prior written approval of TransGrid.
 - h. Vehicles less than 4.3 metres in height when fully extended are not to be parked within the easement area and if parked within 16 metres of transmission line structures, must take precautions to protect the structure from accidental damage.
 - i. No trees or shrubs are to be planted within the easement area or near a transmission line structure without the prior written approval of TransGrid.
 - j. No garbage, refuse, fallen timber or flammable material shall be placed or stored within the easement area.
 - k. No explosives are to be used within the easement area without the prior written approval of TransGrid.
 - l. No flammable liquid carriers, caravans or other camping vehicles are permitted to be parked within the easement area.
 - m. Fencing and minor structures are restricted as follows:
 - i. Brick, masonry wall or other substantial structures or parts thereof shall not be erected within the easement area.
 - ii. All other types of fencing, aside from brick masonry wall, are subject to height limitations of 2.5 metres within the easement area.
 - iii. Erection of fencing is not permitted within 15 metres of any part of the transmission line structure and is not permitted in a location which could create an unsafe work area for TransGrid staff.
 - iv. Metallic fencing within 4 metres of the overhead conductors or crossing the easement should be electrically isolated from the remainder of the fence and all other fences not on the easement.
 - v. All metallic fencing on the easement area is to be earthed by a licensed electrician and to the satisfaction of TransGrid.
2. **Terms of Easement secondly referred to in the abovementioned plan.**
Easement for overhead powerlines the terms of which are set out in Part A of Memorandum ~~AA26009~~ as registered at Land and Property Management Authority.
3. **Terms of Easement thirdly referred to in the abovementioned plan.**
No household or other waste products shall be stored, buried or otherwise disposed of upon any Lot so burdened.

The person empowered to release, vary or modify restriction as to user firstly referred to in the abovementioned plan is TransGrid or its successor or assignee.

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(Sheet 3 of 3 Sheets)

Plan: Plan of Subdivision of Lot 2 Deposited Plan 1007355 covered by
Yass Valley Council Subdivision Certificate No. 12/2013
dated 19 AUGUST 2013.

The person empowered to release, vary or modify the provisions of the item secondly referred to
in the abovementioned plan is Essential Energy or its successor or assignee.

The person empowered to release, vary or modify restriction as to user thirdly referred to in the
abovementioned plan is Yass Valley Council or its successor or assignee.

I certify that Dallas Reginald Hanrahan and
Valerie Margaret Hanrahan, the owners, with
whom I am personally acquainted or as to
whose identity I am otherwise satisfied,
signed this instrument in my presence.

Certified correct for the purposes of the Real
Property Act 1900 by Dallas Reginald
Hanrahan and Valerie Margaret Hanrahan, the
owners.

Signature of witness

Name of witness: BERNARD JOHNSON

Address of witness: 1 AMARCO PLACE
YASS.

Signature of Dallas Reginald Hanrahan and
Valerie Margaret Hanrahan:

1/11/11 Hanrahan

Signed by
being an Authorised Representative of YASS
VALLEY COUNCIL

Paul Murray 1 Str
Trance And
20/9/13

WITNESS:
BERNARD MURRAY JOHNSON
1 AMARCO PLACE
YASS NSW 2582

EXECUTED BY ESSENTIAL ENERGY

by its duly appointed attorney under
power of attorney Book 4641 No. 640
in the presence of:

Signature of witness
MICHELLE AKININ
DIVISIONAL ASSISTANT
ESSENTIAL ENERGY

Name of witness

Signature of attorney
COL USSHER
GENERAL MANAGER
NETWORK DEVELOPMENT
ESSENTIAL ENERGY
Name of

Signature of attorney
KEN STONESTREET
CHIEF ENGINEER
Name and

REGISTERED



6.11.2013