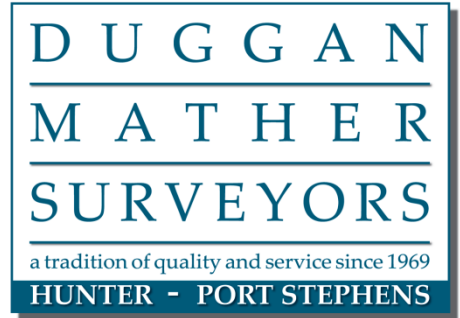


Our Ref

2021115 RepAcc-1 2021 08 16



16 July 2021

St Phillip's Christian College
Port Stephens Campus
C/- SHAC
224 Maitland Road
ISLINGTON NSW 2296

Attention: **Elizabeth Brown**

Email: elizabeth@shac.com.au

Dear Sir/Madam

Re: **Detail Survey of Lot 1 DP 734433, Part Lot 1 DP 847022 &
Lots 141 to 144 DP 715013
No.182 Salamander Way, Salamander Bay - St Philip's Christian College**

As instructed by you we have carried out a detail survey of the above-mentioned property and prepared a plan in PDF and DWG format for your information.

Please find attached the following:

- Copy of plan prepared – Drawing No. **2021115 TS1.dwg** – dated **12/07/2021**
- Copy of the Title search
- Our account for work carried out to-date

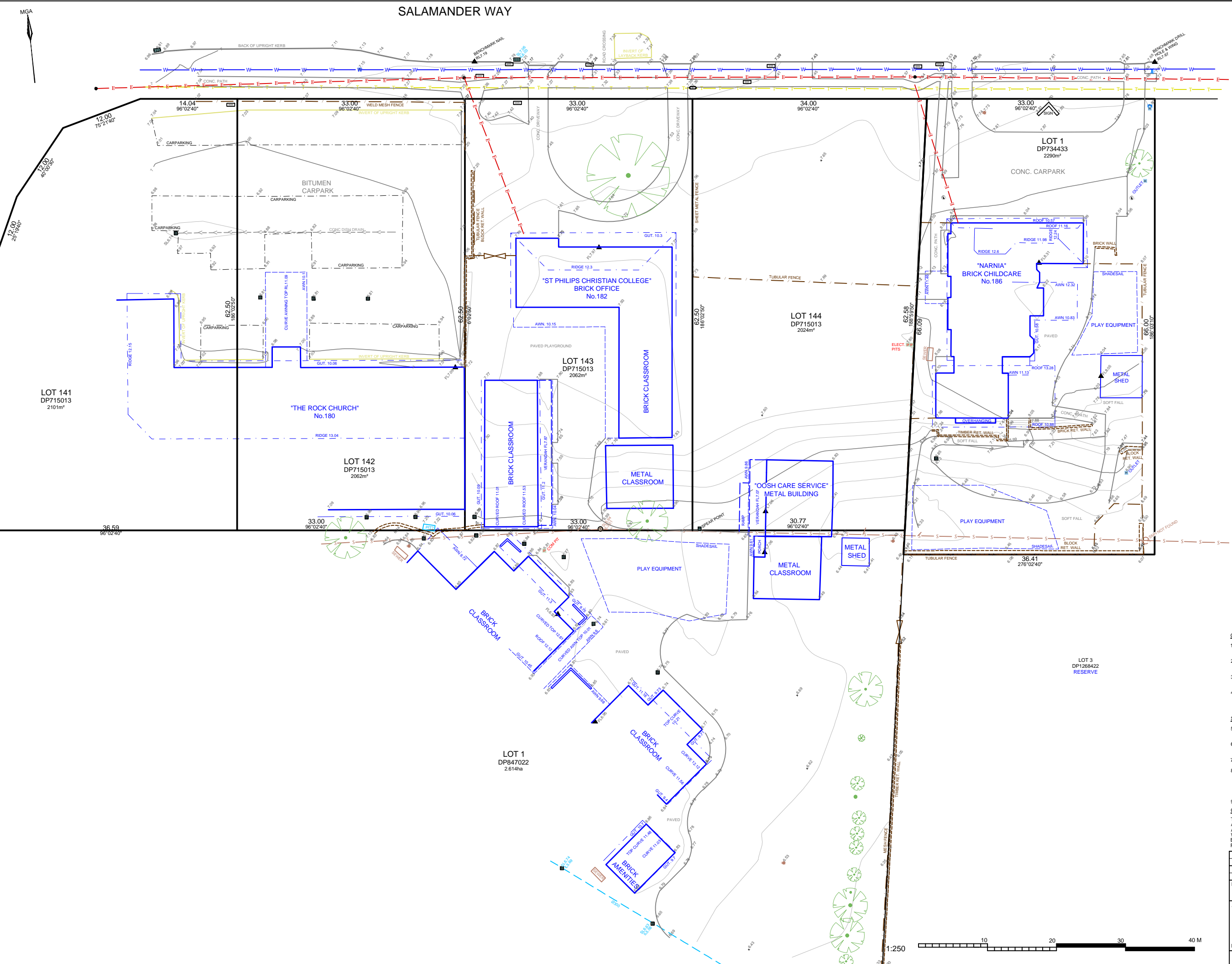
The levels for the survey are on Australian Height Datum (AHD) and contours have been interpolated using spot levels.

Should you require any further information or clarification with the above, please do not hesitate to contact our office

Yours faithfully

DUGGAN MATHER SURVEYORS

Brenton Hanckel
Registered Surveyor



DUGGAN
MATHER
SURVEYORS

a tradition of quality and service since 1969

HUNTER - PORT STEPHENS

2/29 SHEARWATER DRIVE, TAYLORS BEACH
Ph: (02)49190293 Email: dms@dmshunter.com.au

LEGEND		
12.34	SURFACE LEVEL	SEWER MANHOLE
▲	BENCH MARK	SEWER INSPECTION POINT
EL 9.87	SURFACE FLOOR LEVEL	SEWER AIR VENT
●	ELECTRICITY POLE	SEWER PUMP WELL
Ⓛ	LIGHT POLE	WATER HYDRANT
EP	ELECTRICITY PILLAR	STOP VALVE
T	TELECOMMUNICATIONS PIT	WATER METER
T	TELECOMMUNICATIONS POST	LINTEL STORMWATER PIT
T	TELECOMMUNICATIONS PIT (MAJOR)	STORMWATER PIT
G	GAS	PIT INVERT R.L.
SIGN	SIGN	WINDOW

LINETYPE LEGEND:	
BOUNDARY LINE	---
OVERHEAD ELECTRICITY	---E---E---E---E---
UNDERGROUND ELECTRICITY	---UG E---UG E---
TELEPHONE CABLE	---T---T---T---T---
SEWER PIPE	---S---S---S---S---
WATER PIPE	---W---W---W---W---
GAS PIPE	---G---G---
STORMWATER PIPE	---S---S---
TOP OF BANK	--->---
OPEN DRAIN/TABLEDRAIN	--->---

- GENERAL NOTE:
- TOPOGRAPHICAL & FEATURE DETAILS HAVE BEEN LOCATED BY APPROXIMATE SURVEY METHODS ONLY AND ARE SHOWN AS SUCH FOR CLARITY.
 - THE TITLE BOUNDARIES AS SHOWN HEREON HAVE NOT BEEN MARKED BUT HAVE BEEN DETERMINED BY CALCULATIONS AND PLAN DIMENSIONS.
 - IF FURTHER DEVELOPMENT IS CONTEMPLATED ON OR NEAR THE BOUNDARIES, THEN BOUNDARY DIMENSIONS SHOULD BE FULLY INVESTIGATED BY SURVEY & MARKS PLACED.
 - TREE SYMBOL SIZES SHOWN ARE INDICATIVE ONLY & SHOULD NOT BE SCALED. ANY ADDITIONAL TREE MEASUREMENTS SHOWN ARE APPROXIMATE. TYPES ARE INDICATIVE ONLY AND HAVE NOT BEEN IDENTIFIED BY A QUALIFIED BOTANIST.

- SERVICES CAUTION
- SERVICES INDICATED HEREON HAVE BEEN LOCATED BY APPROXIMATE SURVEY METHODS ONLY & ARE SHOWN AS SUCH FOR CLARITY.
 - UNDERGROUND SERVICES HAVE NOT BEEN LOCATED BY SURVEY. IF INDICATED ON THE PLAN, THEIR POSITION IS APPROXIMATE ONLY.
 - VERIFICATION OF THE SERVICE LOCATION SHOULD BE SOUGHT WITH THE RELEVANT AUTHORITY.
 - GENERAL CAUTION IS HEREBY GIVEN TO ANY PERSON EXCAVATING ON SITE. SERVICE ENQUIRES TO DIAL BEFORE YOU DIG SHOULD BE UNDERTAKEN PRIOR TO SUCH EXCAVATION. NO LIABILITY TO DISRUPTION OR INTERFERENCE WITH ANY EXISTING SERVICES DUE TO THE ACTION OF OTHERS EXIST THROUGH THE MAKING OF THIS TOPOGRAPHICAL SURVEY.
 - CONTACT DIAL BEFORE YOU DIG.

COPYRIGHT NOTICE

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SURVEY DATE	DATUM	SCALE
12/7/2021	AHD +/- 0.05	1:250 @ A1
REVISION DATE	DRAWN/CHKD BY	CONTOURS
	BH / BH	0.2 m

FILENAME: X:\Data\2021\2021115 TS1 ID SHAC Salamander Way Salamander Bay\DRAWINGS\2021115 TS1.dwg

AMENDMENTS:

PAGE: 1 OF 1

2021115 TS1

THIS DRAWING: TOPOGRAPHICAL SURVEY



FOLIO: 1/734433

SEARCH DATE	TIME	EDITION NO	DATE
-----	----	-----	----
8/7/2021	10:05 AM	6	2/9/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY COMMONWEALTH BANK OF AUSTRALIA.

LAND

LOT 1 IN DEPOSITED PLAN 734433
AT SALAMANDER BAY
LOCAL GOVERNMENT AREA PORT STEPHENS
PARISH OF TOMAREE COUNTY OF GLOUCESTER
TITLE DIAGRAM DP734433

FIRST SCHEDULE

ST PHILIP'S CHRISTIAN EDUCATION FOUNDATION LTD (T AI257471)

SECOND SCHEDULE (3 NOTIFICATIONS)

- 1 LAND EXCLUDES MINERALS -SEE MEMORANDUM T447400
- 2 DP734433 RESTRICTION(S) ON THE USE OF LAND
- 3 AI257472 MORTGAGE TO COMMONWEALTH BANK OF AUSTRALIA

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

2021115

PRINTED ON 8/7/2021

LAND AND PROPERTY INFORMATION NEW SOUTH WALES - TITLE SEARCH

FOLIO: 1/847022

SEARCH DATE	TIME	EDITION NO	DATE
11/5/2017	2:02 PM	4	25/10/2011

LAND

LOT 1 IN DEPOSITED PLAN 847022
AT SALAMANDER BAY
LOCAL GOVERNMENT AREA PORT STEPHENS
PARISH OF TOMAREE COUNTY OF GLOUCESTER
TITLE DIAGRAM DP847022

FIRST SCHEDULE

ST PHILIP'S CHRISTIAN EDUCATION FOUNDATION LIMITED (T 0587853)

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 DP263269 EASEMENT TO DRAIN WATER 2.5 WIDE APPURTENANT TO THE
LAND ABOVE DESCRIBED
X599693 EASEMENT RELEASED IN SO FAR AS IT AFFECTS LOT 3
IN DP263269
X599695 EASEMENT RELEASED IN SO FAR AS IT AFFECTS LOT
15 IN DP263269
- 2 AG578234 MORTGAGE TO COMMONWEALTH BANK OF AUSTRALIA

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***



FOLIO: 141/715013

SEARCH DATE	TIME	EDITION NO	DATE
-----	----	-----	----
16/7/2021	8:32 AM	8	8/9/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY WESTPAC BANKING CORPORATION.

LAND

LOT 141 IN DEPOSITED PLAN 715013
AT SALAMANDER BAY
LOCAL GOVERNMENT AREA PORT STEPHENS
PARISH OF TOMAREE COUNTY OF GLOUCESTER
TITLE DIAGRAM DP715013

FIRST SCHEDULE

CHRISTIAN OUTREACH CENTRE (T 6913954)

SECOND SCHEDULE (4 NOTIFICATIONS)

- 1 DP263269 EASEMENT TO DRAIN WATER APPURTENANT TO THE LAND
ABOVE DESCRIBED
- 2 DP715013 RESTRICTION(S) ON THE USE OF LAND
- 3 AG387804 MORTGAGE TO WESTPAC BANKING CORPORATION
- 4 AJ120136 LEASE TO ST PHILIP'S CHRISTIAN EDUCATION FOUNDATION
LIMITED OF THE CAR PARK, 180 SALAMANDER WAY,
SALAMANDER BAY AS SHOWN AS 'LEASE AREA' IN DP1199266.
EXPIRES: 31/8/2018. OPTION OF RENEWAL: 5 YEARS.

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

2021115

PRINTED ON 16/7/2021



FOLIO: 142/715013

SEARCH DATE	TIME	EDITION NO	DATE
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16/7/2021	8:32 AM	8	8/9/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY WESTPAC BANKING CORPORATION.

LAND

LOT 142 IN DEPOSITED PLAN 715013
AT SALAMANDER BAY
LOCAL GOVERNMENT AREA PORT STEPHENS
PARISH OF TOMAREE COUNTY OF GLOUCESTER
TITLE DIAGRAM DP715013

FIRST SCHEDULE

CHRISTIAN OUTREACH CENTRE (T 6913955)

SECOND SCHEDULE (4 NOTIFICATIONS)

1	DP263269	EASEMENT TO DRAIN WATER APPURTENANT TO THE LAND ABOVE DESCRIBED
2	DP715013	RESTRICTION(S) ON THE USE OF LAND
3	AG387804	MORTGAGE TO WESTPAC BANKING CORPORATION
4	AJ120136	LEASE TO ST PHILIP'S CHRISTIAN EDUCATION FOUNDATION LIMITED OF THE CAR PARK, 180 SALAMANDER WAY, SALAMANDER BAY AS SHOWN AS 'LEASE AREA' IN DP1199266. EXPIRES: 31/8/2018. OPTION OF RENEWAL: 5 YEARS.

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

2021115

PRINTED ON 16/7/2021



FOLIO: 143/715013

SEARCH DATE	TIME	EDITION NO	DATE
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16/7/2021	8:32 AM	7	8/9/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY WESTPAC BANKING CORPORATION.

LAND

LOT 143 IN DEPOSITED PLAN 715013
AT SALAMANDER BAY
LOCAL GOVERNMENT AREA PORT STEPHENS
PARISH OF TOMAREE COUNTY OF GLOUCESTER
TITLE DIAGRAM DP715013

FIRST SCHEDULE

ST. PHILIP'S CHRISTIAN EDUCATION FOUNDATION LIMITED (T 0587856)

SECOND SCHEDULE (3 NOTIFICATIONS)

1	DP263269	EASEMENT TO DRAIN WATER APPURTENANT TO THE LAND ABOVE DESCRIBED
2	DP715013	RESTRICTION(S) ON THE USE OF LAND
3	AB390462	MORTGAGE TO WESTPAC BANKING CORPORATION

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***



LAND
REGISTRY
SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

Title Search

Information Provided Through
Aussearch
Ph. 02 9267 9728 Fax. 02 9267 9226

FOLIO: 144/715013

SEARCH DATE	TIME	EDITION NO	DATE
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16/7/2021	8:32 AM	5	2/9/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY COMMONWEALTH BANK OF AUSTRALIA.

LAND

LOT 144 IN DEPOSITED PLAN 715013
AT SALAMANDER BAY
LOCAL GOVERNMENT AREA PORT STEPHENS
PARISH OF TOMAREE COUNTY OF GLOUCESTER
TITLE DIAGRAM DP715013

FIRST SCHEDULE

ST PHILIP'S CHRISTIAN EDUCATION FOUNDATION LTD (T AJ59612)

SECOND SCHEDULE (3 NOTIFICATIONS)

1	DP263269	EASEMENT TO DRAIN WATER APPURTENANT TO THE LAND ABOVE DESCRIBED
2	DP715013	RESTRICTION(S) ON THE USE OF LAND
3	AJ59613	MORTGAGE TO COMMONWEALTH BANK OF AUSTRALIA

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

2021115

PRINTED ON 16/7/2021

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