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The Victorian Government acknowledges the Traditional Owners of Victoria and pays respects to their ongoing connection to their Country, History and Culture. The Victorian Government extends this respect to their Elders, past, present and emerging.

REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11890 FOLIO 036

Security no : 124139154917J
Produced 01/10/2026 02:28 PM

LAND DESCRIPTION

Lot 1 on Plan of Subdivision 718680W.
PARENT TITLE Volume 09872 Folio 143
Created by instrument PS718680W 15/06/2017

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
BUILTMORE INVESTMENTS PTY LTD of 21 BUCKLEY STREET MOONEE PONDS VIC 3039
PS718680W 15/06/2017

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AY614065S 20/11/2024
NATIONAL AUSTRALIA BANK LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PS718680W FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

----------END OF REGISTER SEARCH STATEMENT----------

Additional information: (not part of the Register Search Statement)

Street Address: UNIT 1 4 SHEPPARD STREET COBURG NORTH VIC 3058

ADMINISTRATIVE NOTICES

NIL

eCT Control 16089P NATIONAL AUSTRALIA BANK LTD
Effective from 20/11/2024

OWNERS CORPORATIONS

The land in this folio is affected by
OWNERS CORPORATION 1 PLAN NO. PS718680W

DOCUMENT END

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11890 FOLIO 037

Security no : 124139155212N
Produced 01/10/2026 02:31 PM

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 718680W.
PARENT TITLE Volume 09872 Folio 143
Created by instrument PS718680W 15/06/2017

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
BUILTMORE INVESTMENTS PTY LTD of 21 BUCKLEY STREET MOONEE PONDS VIC 3039
PS718680W 15/06/2017

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AY614066Q 20/11/2024
NATIONAL AUSTRALIA BANK LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PS718680W FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

----------END OF REGISTER SEARCH STATEMENT----------

Additional information: (not part of the Register Search Statement)

Street Address: UNIT 2 4 SHEPPARD STREET COBURG NORTH VIC 3058

ADMINISTRATIVE NOTICES

NIL

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Effective from 20/11/2024

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DOCUMENT END

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11890 FOLIO 038

Security no : 124139155436U
Produced 01/10/2026 02:34 PM

LAND DESCRIPTION

Lot 3 on Plan of Subdivision 718680W.
PARENT TITLE Volume 09872 Folio 143
Created by instrument PS718680W 15/06/2017

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
BUILTMORE INVESTMENTS PTY LTD of 21 BUCKLEY STREET MOONEE PONDS VIC 3039
PS718680W 15/06/2017

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AY614068L 20/11/2024
NATIONAL AUSTRALIA BANK LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PS718680W FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

----------END OF REGISTER SEARCH STATEMENT----------

Additional information: (not part of the Register Search Statement)

Street Address: UNIT 3 4 SHEPPARD STREET COBURG NORTH VIC 3058

ADMINISTRATIVE NOTICES

NIL

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11890 FOLIO 039

Security no : 124139155699J
Produced 01/10/2026 02:37 PM

LAND DESCRIPTION

Lot 4 on Plan of Subdivision 718680W.
PARENT TITLE Volume 09872 Folio 143
Created by instrument PS718680W 15/06/2017

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
BUILTMORE INVESTMENTS PTY LTD of 21 BUCKLEY STREET MOONEE PONDS VIC 3039
PS718680W 15/06/2017

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PS718680W FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

----------END OF REGISTER SEARCH STATEMENT----------

Additional information: (not part of the Register Search Statement)

Street Address: UNIT 4 4 SHEPPARD STREET COBURG NORTH VIC 3058

OWNERS CORPORATIONS

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11890 FOLIO 040

Security no : 124139155927L
Produced 01/10/2026 02:39 PM

LAND DESCRIPTION

Lot 5 on Plan of Subdivision 718680W.
PARENT TITLE Volume 09872 Folio 143
Created by instrument PS718680W 15/06/2017

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
BUILTMORE INVESTMENTS PTY LTD of 21 BUCKLEY STREET MOONEE PONDS VIC 3039
PS718680W 15/06/2017

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PS718680W FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

----------END OF REGISTER SEARCH STATEMENT----------

Additional information: (not part of the Register Search Statement)

Street Address: UNIT 5 4 SHEPPARD STREET COBURG NORTH VIC 3058

OWNERS CORPORATIONS

The land in this folio is affected by
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DOCUMENT END

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Document Identification	**PS718680W**
Number of Pages (excluding this cover sheet)	**4**
Document Assembled	**01/10/2026 14:28**

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Signed by Council: Moreland City Council, Council Ref: SP/2014/102, SC/2014/106, Original Certification: 05/06/2015, S.O.C.: 31/03/2017

PLAN OF SUBDIVISION

LV USE ONLY
EDITION

PS718680W

LOCATION OF LAND

PARISH	JIKA JIKA
TOWNSHIP	-
SECTION	-
CROWN ALLOTMENT	-
CROWN PORTION	149 (PART)
TITLE REFERENCES	VOL.9872 FOL.143
LAST PLAN REFERENCE	LOT 39 ON LP2669
POSTAL ADDRESS (AT TIME OF SUBDIVISION)	4 SHEPPARD STREET COBURG NORTH 3058
MGA CO-ORDINATES (APPROX. CENTROID)	E 320 244 ZONE 55 N 5 822 819 GDA 94

COUNCIL NAME: MORELAND CITY COUNCIL

VESTING OF ROADS AND/OR RESERVES

IDENTIFIER	COUNCIL/BODY/PERSON
NIL	NIL

NOTATIONS

DEPTH LIMITATION DOES NOT APPLY

SURVEY: THIS PLAN IS BASED ON SURVEY

TO BE COMPLETED WHERE APPLICABLE:
THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS PM534 & PM535 BUT IS NOT IN A PROCLAIMED SURVEY AREA.

STAGING THIS IS NOT A STAGED SUBDIVISION.
PLANNING PERMIT NO.

NOTATIONS

BOUNDARIES SHOWN AS CONTINUOUS THICK LINES ARE DEFINED BY BUILDINGS
LOCATION OF BOUNDARIES DEFINED BY BUILDINGS:
MEDIAN: BOUNDARIES MARKED 'M'
EXTERIOR FACE: ALL OTHER BOUNDARIES

SUBDIVISION (REGISTRAR'S REQUIREMENTS) REGULATIONS 2011 APPLY

LOTS ON THIS PLAN MAY BE AFFECTED BY ONE OR MORE OWNERS CORPORATIONS
FOR DETAILS OF OWNERS CORPORATION(S) INCLUDING; PURPOSE, RESPONSIBILITY AND ENTITLEMENT AND LIABILITY, SEE OWNERS CORPORATION SEARCH REPORT, OWNERS CORPORATION RULES AND OWNERS CORPORATION ADDITIONAL INFORMATION.

EASEMENT INFORMATION

LEGEND E- ENCUMBERING EASEMENT OR CONDITION IN CROWN GRANT IN THE NATURE OF AN EASEMENT OR OTHER ENCUMBERANCE
A- APPURTENANT EASEMENT R- ENCUMBERING EASEMENT (ROAD)

SECTION 12(2) OF THE SUBDIVISION ACT 1988 APPLIES TO ALL THE LAND IN THIS PLAN.

EASEMENT REFERENCE	PURPOSE	WIDTH (METRES)	ORIGIN	LAND BENEFITED/IN FAVOUR OF
-	-	-	-	-

BARKER MONAHAN
A.C.N. 005 394 865
SURVEYORS, DEVELOPMENT AND
LOCAL GOVERNMENT CONSULTANTS
581 GILBERT ROAD, PRESTON 3072
P.O. BOX 2546 REGENT WEST 3072
TELEPHONE 9478 6133 FAX 9470 5189
EMAIL: survey@barkermonahan.com.au

DIGITALLY SIGNED BY LICENSED SURVEYOR:
DAVID JOHN MONAHAN

REF. 12471
COMPUTER FILE: 2741SH1.DWG
VERSION 01
DATE: 31/03/2014

SHEET 1 OF 3 SHEETS
ORIGINAL SHEET SIZE A3

PLAN REGISTERED
TIME: 5:31 pm
DATE: 15/06/2017
C. Giordano
Assistant Registrar of Titles

Signed by: David John Monahan (Barker Monahan Pty Ltd) Surveyor's Plan Version (Version 01) SPEAR Ref: S049923H 07/04/2014. Amended by: David J Monahan, 15/06/2017.

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PLAN OF SUBDIVISION

PS718680W

M.G.A 94 ZONE 55

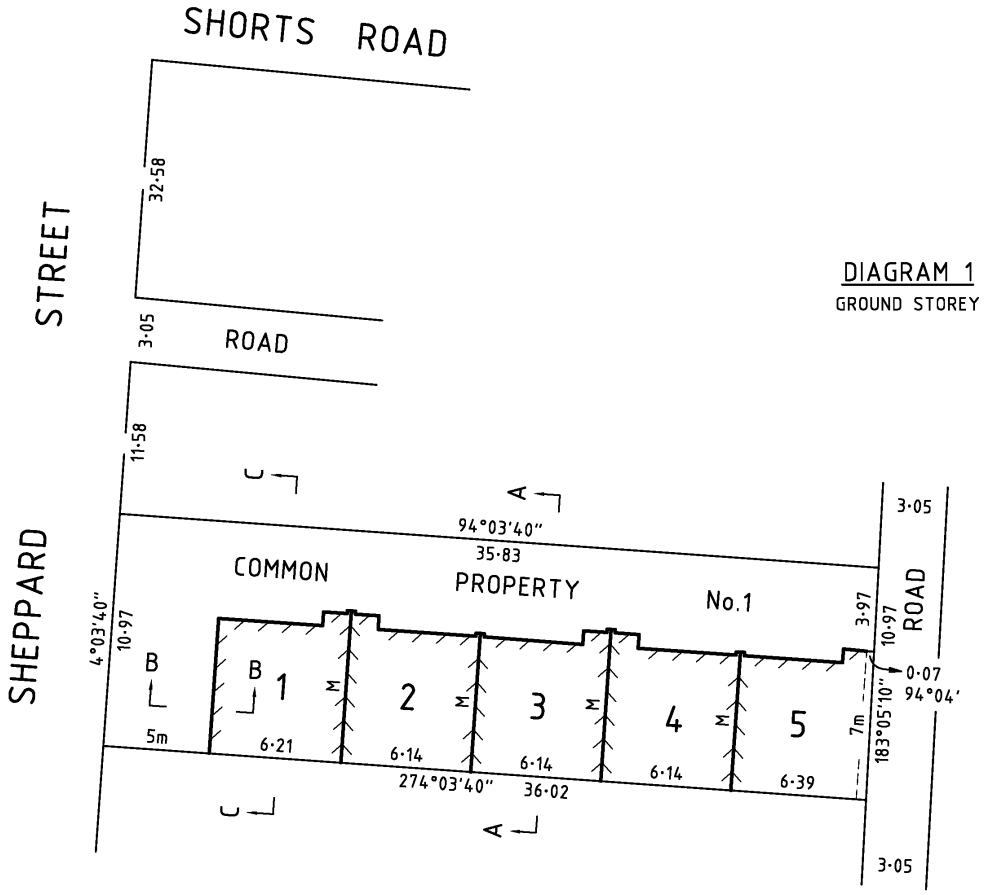


DIAGRAM 1
GROUND STOREY

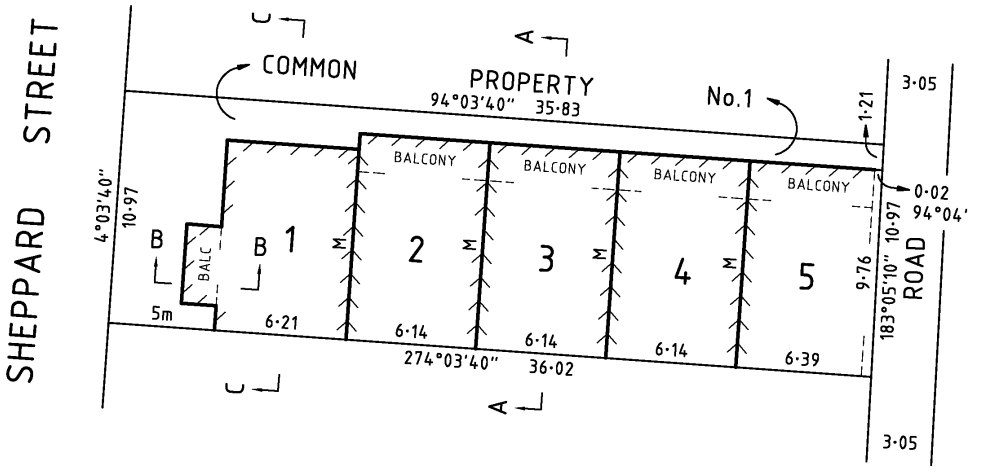


DIAGRAM 2
FIRST STOREY

BARKER MONAHAN
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P.O. BOX 2546 REGENT WEST 3072
TELEPHONE 9478 6133 FAX 9470 5189
EMAIL: survey@barkermonahan.com.au

SCALE
0 2 4 6 8 10
LENGTHS ARE IN METRES

ORIGINAL SCALE
1:250

SHEET 2
ORIGINAL SHEET SIZE: A3

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REF. 12471
COMPUTER FILE: 2471SH2.DWG

VERSION 01
DATE: 31/03/2014

MORELAND CITY COUNCIL

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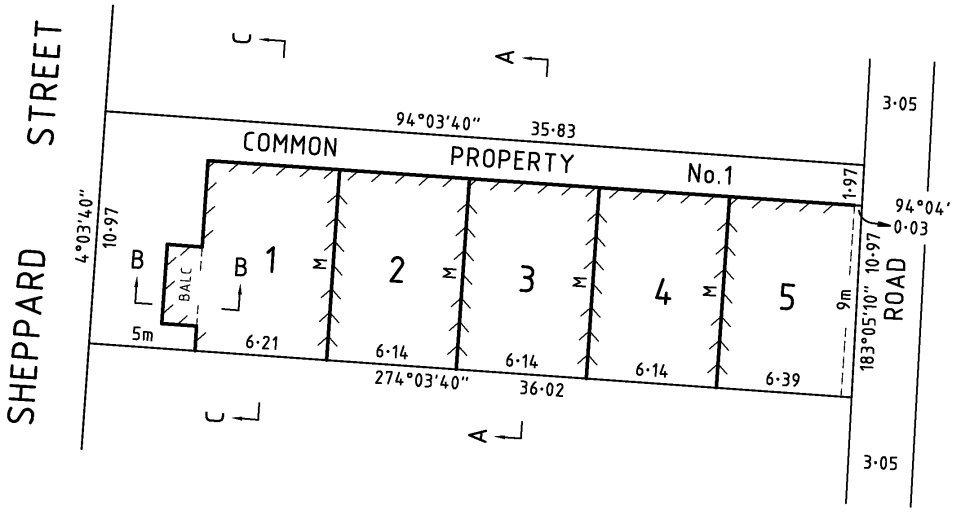
PLAN OF SUBDIVISION

PS718680W

M.G.A 94 ZONE 55

DIAGRAM 3

SECOND & TOPMOST STOREY



TYPICAL ELEVATION A-A

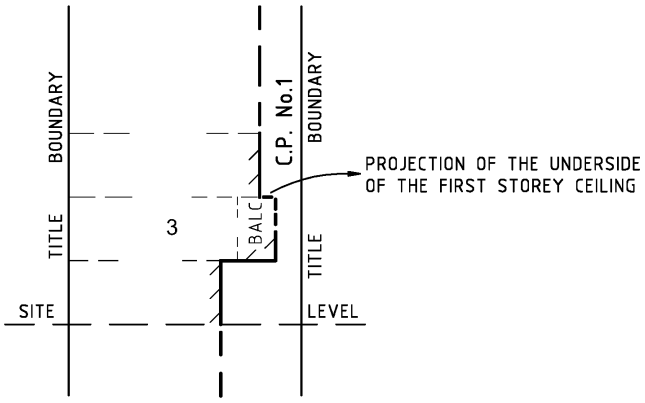
NOT TO SCALE

TYPICAL FOR LOTS 2,4 & 5

SECOND & TOPMOST STOREY
DIAGRAM 3, SHEET 3

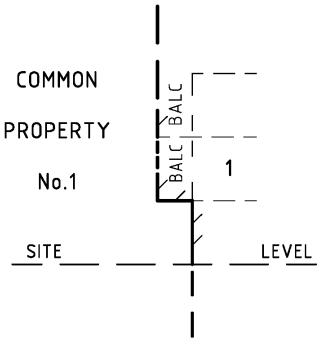
FIRST STOREY
DIAGRAM 2, SHEET 2

GROUND STOREY
DIAGRAM 1, SHEET 2



CROSS SECTION B-B

NOT TO SCALE



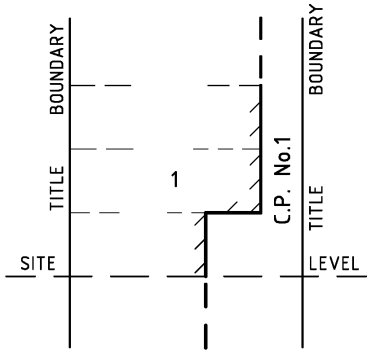
SECOND & TOPMOST STOREY
DIAGRAM 3, SHEET 3

FIRST STOREY
DIAGRAM 2, SHEET 2

GROUND STOREY
DIAGRAM 1, SHEET 2

CROSS SECTION C-C

NOT TO SCALE



BARKER MONAHAN
A.C.N. 005 394 865
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P.O. BOX 2546 REGENT WEST 3072
TELEPHONE 9478 6133 FAX 9470 5189
EMAIL: survey@barkermonahan.com.au

SCALE

0 2 4 6 8 10
LENGTHS ARE IN METRES

ORIGINAL SCALE
1:250

SHEET 3

ORIGINAL SHEET SIZE: **A3**

DIGITALLY SIGNED BY LICENSED SURVEYOR: DAVID JOHN MONAHAN

REF. 12471
COMPUTER FILE: 2471SH3.DWG

VERSION 01
DATE: 31/03/2014

MORELAND CITY COUNCIL

Signed by: David John Monahan (Barker Monahan Pty Ltd) Surveyor's Plan Version (Version 01) SPEAR Ref: S049923H 07/04/2014. Amended by: David J Monahan, 15/06/2017.

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Plan of Subdivision PS718680W

Certification of plan by Council (Form 2)

SUBDIVISION (PROCEDURES) REGULATIONS 2011

SPEAR Reference Number: S049923H
Plan Number: PS718680W
Responsible Authority Name: Moreland City Council
Responsible Authority Reference Number 1: SP/2014/102
Responsible Authority Reference Number 2: SC/2014/106
Surveyor's Plan Version: Version 01

Certification

☑ This plan is certified under section 6 of the Subdivision Act 1988

Public Open Space

A requirement for public open space under section 18 of the Subdivision Act 1988

○ has not been made at Certification

Digitally signed by Council Delegate: Gina Settle
Organisation: Moreland City Council
Date: 05/06/2015

Signed by: Gina Settle (Moreland City Council) 05/06/2015