

RIVERBEND RESIDENTIAL DEVELOPMENT

ENCLOSURE A

RECORD OF TITLE



RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
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R.W. Muir
Registrar-General
of Land

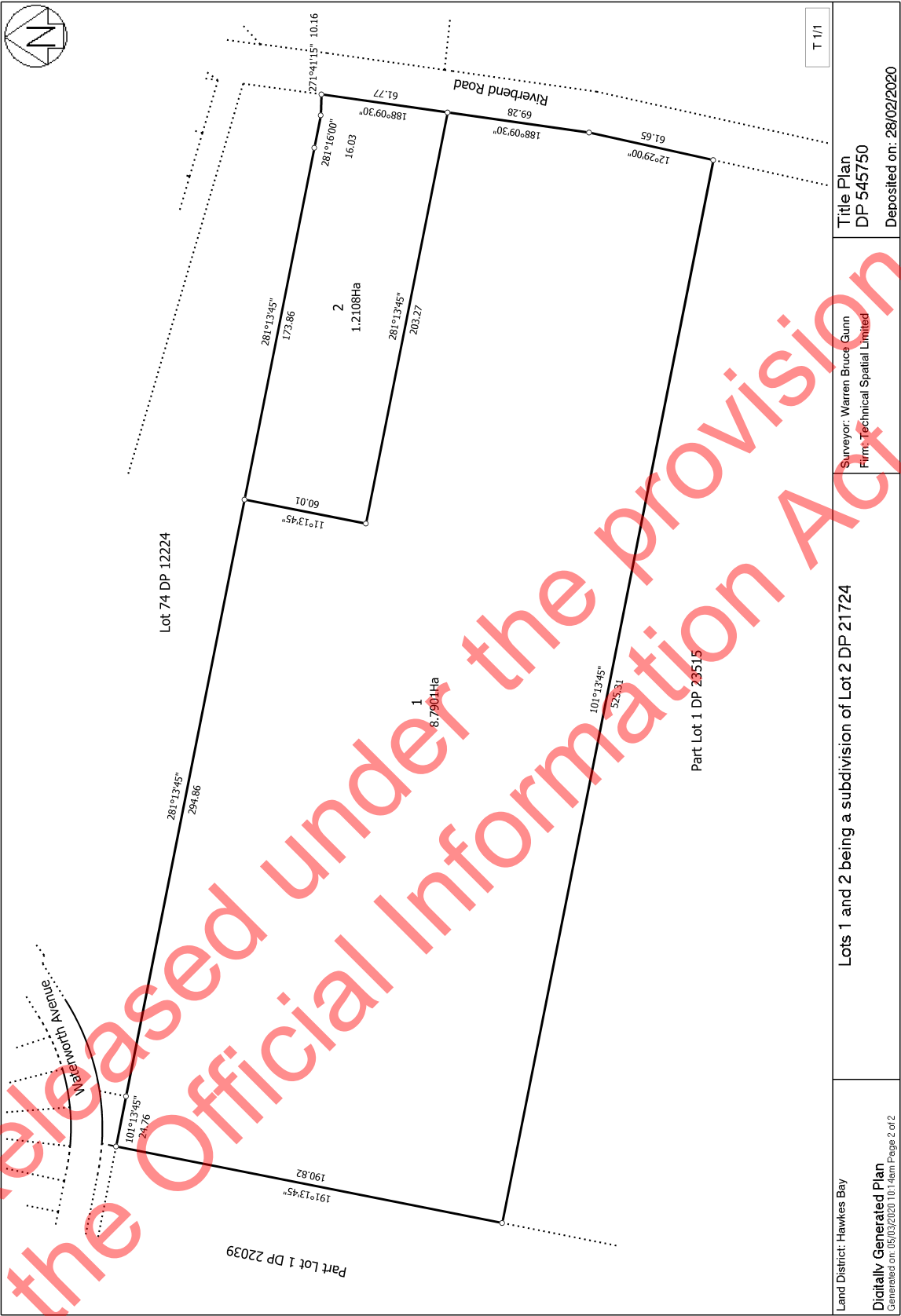
Identifier 927606
Land Registration District Hawkes Bay
Date Issued 28 February 2020

Prior References
HBM4/625

Estate Fee Simple
Area 8.7901 hectares more or less
Legal Description Lot 1 Deposited Plan 545750
Registered Owners
Raymond Young

Interests

Appurtenant hereto are rights to take water and convey water specified in Easement Certificate 553419.4 - 28.2.1991 at 2.30 pm





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Identifier **HBP4/1097**
Land Registration District **Hawkes Bay**
Date Issued 23 August 1993

Part-Cancelled

Prior References
HBP1/346

Estate Fee Simple
Area 5.0000 hectares more or less
Legal Description Lot 1 Deposited Plan 23515
Registered Owners
Melody Lyn Townsend, Thomas Michael Semmens and WTR Trustee Services Limited

Interests

Subject to rights to take and convey water over part specified in Easement Certificate 553419.4
Subject to a right to take water over part marked A and a right to convey water over part marked B and a right to drain water over part marked C on DP 23515 specified in Easement Certificate 594363.2 - 23.8.1993 at 2.00 pm
7641327.3 Gazette Notice 2007 page 3311 declaring Section 3 SO 368373 (0.1905 ha) is hereby acquired for drainage purposes and vested in the Napier City Council CIR 396347 issued - 4.12.2007 at 9:00 am
8457883.4 Mortgage to ASB Bank Limited - 8.4.2010 at 12:17 pm

LOGU FORM D15

Table 1

SMITH/JOHNS

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51



RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
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Identifier **270171**
Land Registration District **Hawkes Bay**
Date Issued 16 January 2007

Prior References

HBD3/551 HBP1/345

Estate Fee Simple
Area 8.5727 hectares more or less
Legal Description Lot 1 Deposited Plan 366576 and Part Lot
 1 Deposited Plan 22039

Registered Owners

David Eric Dooney as to a 1/6 share
Peter James Dooney as to a 7/36 share
Terence Lawrence Dooney as to a 7/36 share
Michael Prior Dooney as to a 7/36 share
Peter James Dooney, Terrence Lawrence Dooney, Michael Prior Dooney and David Eric Dooney as to a 1/4 share

Interests

Subject to Section 59 Land Act 1948 (affects Lot 1 DP 366576)
Subject to a right (in gross) to convey electric power over part Lot 1 DP 22039 marked F on DP 22039 in favour of The Hawkes Bay Electric Power Board created by Transfer 553419.2 - 28.2.1991 at 2.30 pm
The easements created by Transfer 553419.2 are subject to Section 309 (1) (a) Local Government Act 1974
Subject to a right of way over part Lot 1 DP 366576 marked B, D on DP 366576 created by Transfer 553419.3 - 28.2.1991 at 2.30 pm
Appurtenant to part Lot 1 DP 22039 is a right of way created by Transfer 553419.3 - 28.2.1991 at 2.30 pm
Appurtenant to part Lot 1 DP 22039 is a right to take water and convey water specified in Easement Certificate 553419.4 - 28.2.1991 at 2.30 pm
613588.3 Mortgage to Bank of New Zealand - 22.9.1994 at 1.50 pm (affects part Lot 1 DP 22039)
Subject to a right to convey electricity in gross over part Lot 1 DP 366576 marked A, B, C on DP 366576 in favour of Unison Networks Limited created by Easement Instrument 7190150.1 - 16.1.2007 at 9:00 am
The easement created by Easement Instrument 7190150.1 is subject to Section 243 (a) Resource Management Act 1991
Fencing Covenant in Transfer 7190150.3 - 16.1.2007 at 9:00 am (affects Lot 1 DP 366576)
Subject to Section 241(2) and Sections 242(1) and (2) Resource Management Act 1991(affects DP 366576)

Title Diagram CT 270171

Cpy - 01/01, Pgs - 001, 18/01/07, 11:49



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