



COMPUTER FREEHOLD REGISTER UNDER LAND TRANSFER ACT 1952

Historical Search Copy




R.W. Muir
Registrar-General
of Land

Identifier

SA427/131

Cancelled

Land Registration District **South Auckland**

Date Issued 08 January 1926

Prior References

SA201/135

Estate	Fee Simple
Area	20.4763 hectares more or less
Legal Description	Lot 3-9, 11-13, 39-40, 44-48, 70-71, 73-75 Deposited Plan 6922 and Part Lot 1, 36 Deposited Plan 6922 and Lot 3-4, 8-11, 13-15, 17-18, 21, 24, 27-28, 30-32, 34-43, 47-54, 60-62 Deposited Plan 15693

Original Proprietors

Edward Corrigan Banks

Interests

For memorials see historic paper title image

8259564.1 Departmental dealing converting and cancelling the within title into Landonline - 18.8.2009 at 10:46 am

CT 58427/131
CPV-81/81.PGS-886.02/09/02.10:49



DocID: 501041189

PART - CANCELLED
NOT
TO BE CONVERTED
NEW ZEALAND.



Office
Register-book,
Vol. 427, folio 131

SOUTH

Vol. 201, Folio 135
Reference: Transfer No.
Application No.
Order for N/O No. C.7345

CERTIFICATE OF TITLE UNDER LAND TRANSFER ACT.

This Certificate, dated the eight day of January, one thousand nine hundred and twenty six
under the hand and seal of the District Land Registrar of the Land Registration District of AUCKLAND Witnesseth that
EDWARD CORRIOLL BANKS of Matamoras farmer

is seized of an estate in fee-simple (subject to such reservations, restrictions, encumbrances, liens, and interests as are notified by memorial under written or endorsed hereon, subject also to any existing right of the Crown to take and lay off roads under the provisions of any Act of the General Assembly of New Zealand) in the land hereinafter described, as the same is delineated by the plan shown bordered grann, to the several admeasurements those
a little more or less, that is to say: All that parcel of land containing together fifty acres two rods fifteen and seven tenths
more or less being lots 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 39, 40, 44, 45, 46, 47, 48, 70, 71, 72, 74, 75
and part of lots 1 and 36 on a plan deposited in the Land Registry Office at Auckland as No. 6922 and lots
3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 39, 40, 44, 45, 46, 47, 48, 70, 71, 72, 74, 75
on a plan deposited in the Land Registry Office at Auckland as No. 15693 and being
parts of Sections 7 and 8 of Block VII of the Tauranga Survey District



Edward Corrioll Banks
District Land Registrar.

Agreement as to fencing contained in Transfer No. 70119.

Transfer No. 197652 Edward Corrioll Banks to William Galbraith and
lots 14 and 15 plan 15693 produced
21/1/26 at 11-10 am
429/258

Transfer No. 197652 Edward Corrioll Banks to Emily Susan Abbott of
plan 15693 produced 19/2/26 at 12 noon
429/24

Transfer No. 197652 Edward Corrioll Banks to Emily Susan Abbott of lot 11 plan 15693
produced 19/2/26 at 12 noon
429/25

Transfer No. 197652 Edward Corrioll Banks to Galbraith William of lot 9 and 10
plan 15693 produced 23/2/26 at 10 am
431/23

Transfer No. 197652 Edward Corrioll Banks to
Smith of lot 13 plan 15693 produced 23/2/26 at 10 am
431/24

Continued

Transfer No. 257382 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257383 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257384 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257385 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257386 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257387 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257388 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257389 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257390 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257391 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257392 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257393 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257394 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Sheet 2 427/131
Transfer No. 257385 being a dedication as a public road of those portions of above described land shown as "Curicata Avenue" and to be dedicated on plan 2561 - Edward Corrigan Banks to His Majesty the King produced 12/4/33 at 12:30 p.m.
D.L.R.

Transfer No. 258336 of lots 36 and 37 plan 15693 Edward Corrigan Banks to Elizabeth Susan Harvey and Frank Harvey produced 29/6/33 at 10:15 a.m.
645/118

Transfer No. 262012 of lot 38 plan 15693 Edward Corrigan Banks to John Thomas Harber Alderson produced 28-2-34 at 2:48 p.m.
651/233

Transfer No. 26578 of lots 39 and 40 plan 15693 Edward Corrigan Banks to John Thomas Harber Alderson produced 24-11-33 at 10:15 a.m.
657/111

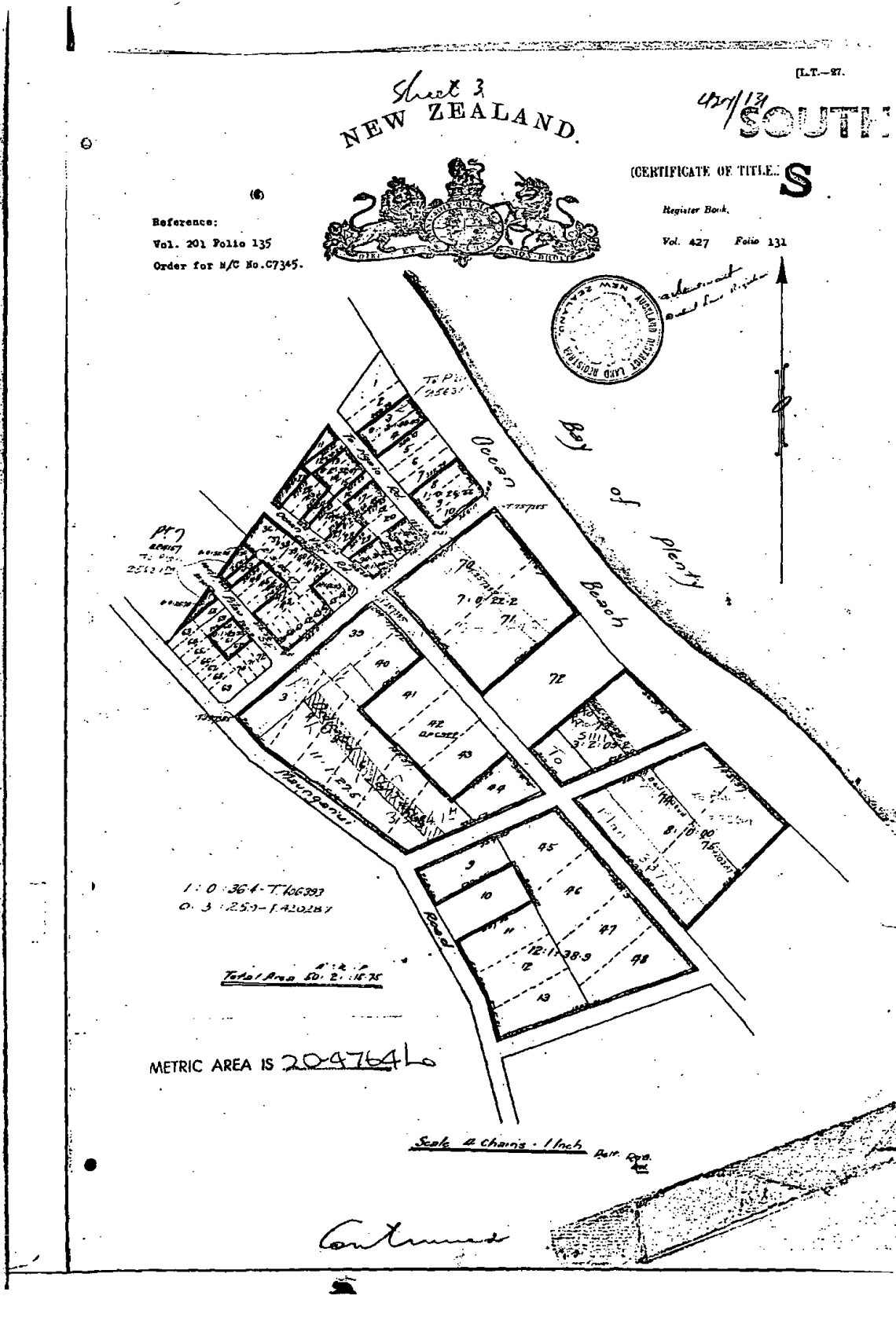
Transfer No. 274882 of lot 60 plan 15693 Edward Corrigan Banks to Dorothy Dottle Pearce of Hamilton, Spintar, produced 14/2/1936 at 10:45 a.m.
641/262

Transfer No. 275458 of lots 49 and 50 plan 24561 Edward Corrigan Banks to Thyllie Helen Bloomfield produced 2/11/1936 at 12:15 p.m.
645/152

Transfer No. 276278 of lots 51 and 52 plan 24561 Edward Corrigan Banks to Gladys Lewis of Perth produced 23/11/1936 at 11:15 a.m.
647/153

Transfer No. 280841 of lots 100 and 101 plan 25631 and the parts of lots 11, 12, 13, 23 and 24, and plan 25631 containing herein Edward Corrigan Banks to Edward Corrigan Banks produced 7/10/1936 at 10:50 a.m.
659/259

Transfer No. 27501 of lot 35 plan 15693 Edward Corrigan Banks to Charles Samuel Gibbs produced 1/10/38 at 10:3 a.m.
648/88



Transfer of 10/19/40 of lots 16 and 50 plan 15693
Edward Cedric Banks to Arthur Delaney
deed produced 20/1/40 at 11:20. *W. Williams*
715/24, 215. *all*

Sheet 10

4/21/131

Value	Number	Name	Lot	Plan	Amount	Assessment	Notes
Transfer	325088	Eva Mary Tobell	61	15693	26/8/1940 at 11:15	<i>W. Williams</i>	733/45
	327367	Ella Mary Nelson	14, 15, 16	21561	20/10/1940 at 10:50	<i>W. Williams</i>	737/53
	329308	Winifred Price	7, 18, 19, 20	1812	1940 at 11:15	<i>W. Williams</i>	737/272
	K27419	Ministerial Charge				Ministerial Charge of Stamp Duties	
	Entered	20/1/41 at 12:15					
Transmission N° 47975 of the residue to Edward Cedric Banks of Mount Maunganui former and Edward Nelson of Wellington bank office. Entered 2/2/1941 at 12:15 o'clock. <i>all</i>							
Discharge of K27419 as to Lot 15 plan 15693 and Lot 16 and 17 plan 21561 produced 11/7/1942 at 10:55 o'clock. <i>all</i>							
Transfer	347321	Henry Gammin	43	15613	3-7-1942 at 10:40	<i>W. Williams</i>	739/129
	347760	Arabella Thomas	46, 47	24561	14-7-1942 at 2:55 o'clock	<i>W. Williams</i>	741/234
	351695	Agnes Robert Reech	21	"	10-8-1942 at 12:10 o'clock	<i>W. Williams</i>	744/213
	351696	Agnes Robert Reech	25	"	10-11-1942 at 12:10 o'clock	<i>W. Williams</i>	744/214
Discharge of K27419 as to Lot 31 and 35 plan 24561 produced 21/1/1942 at 10:10 o'clock. <i>all</i>							
Transfer	358729	Shadlands Limited			12-12-1942 at 2:55 o'clock	<i>W. Williams</i>	804/140
Transfer	361717	John Woodell	51, 52, 53	15675	6-9-1943 at 2:25 o'clock	<i>W. Williams</i>	804/173
Transfer	363820	John Woodell	51, 52, 53	15675	6-9-1943 at 2:25 o'clock	<i>W. Williams</i>	804/173
Transfer	406393	Being a dedication of lot 35 plan 33141			Produced 26-7-1946 at 11:20 o'clock	<i>W. Williams</i>	
Discharge of K27419 as to lots 1 to 14 inclusive and 16 to 35 inclusive plan 33141 produced 6-8-1946 at 11:30 o'clock. <i>all</i>							
Transfer	408236	Edward Cedric Banks (lots 1-14 inclusive and lots 16-35 inclusive plan 33141)			Produced 28-8-1946 at 11:30 o'clock	<i>W. Williams</i>	862/10
Transfer	420287	Being a dedication of lot 13 plan 34061 as and for a public street			Produced 24/5/1947 at 12:28 p.m.	<i>W. Williams</i>	
By virtue of Section 332(9) of the Municipal Corporations Act 1933 Lot 12 (access way reserve) plan 34061 vests in the Mayor, Councillors and Burgesses of the Borough of Mount Maunganui. <i>all</i>							
* Transfer 420288 of lots 9, 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, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000							
* By virtue of Section 332(9) of the Municipal Corporations Act 1933 Lot 26 (access way reserve) and lots 23 and 24 (road reserve) plan 33702 vests in the Mayor, Councillors and Burgesses of the Borough of Mount Maunganui. <i>all</i>							
* Transfer 420284 of lots 7 and 8 plan 33702 to Arthur Delaney produced 31-7-1947 at 1:57 o'clock. <i>all</i>							

THIS REPRODUCTION (ON A REDUCED SCALE)
CERTIFIED TO BE A TRUE COPY
OF THE
ORIGINAL REGISTER FOR THE PURPOSES OF
SECTION 151A LAND TRANSFER
ACT 1952.

5308268.1 Transmission of Lots 23 and 24
DP 33702 to The Tauranga District Council -
7.8.2002 at 9.00



for RGL

5159549.1 Resolution under Section 111
Reserves Act 1977 dedicating Lots 23 and 24
DP 33702 to be road - Produced 21.2.2002 at
11.53 and Entered 7.8.2002 at 9.00



for RGL



RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
Search Copy




R.W. Muir
Registrar-General
of Land

Identifier **729634**
Land Registration District **South Auckland**
Date Issued 26 August 2016

Prior References
618697

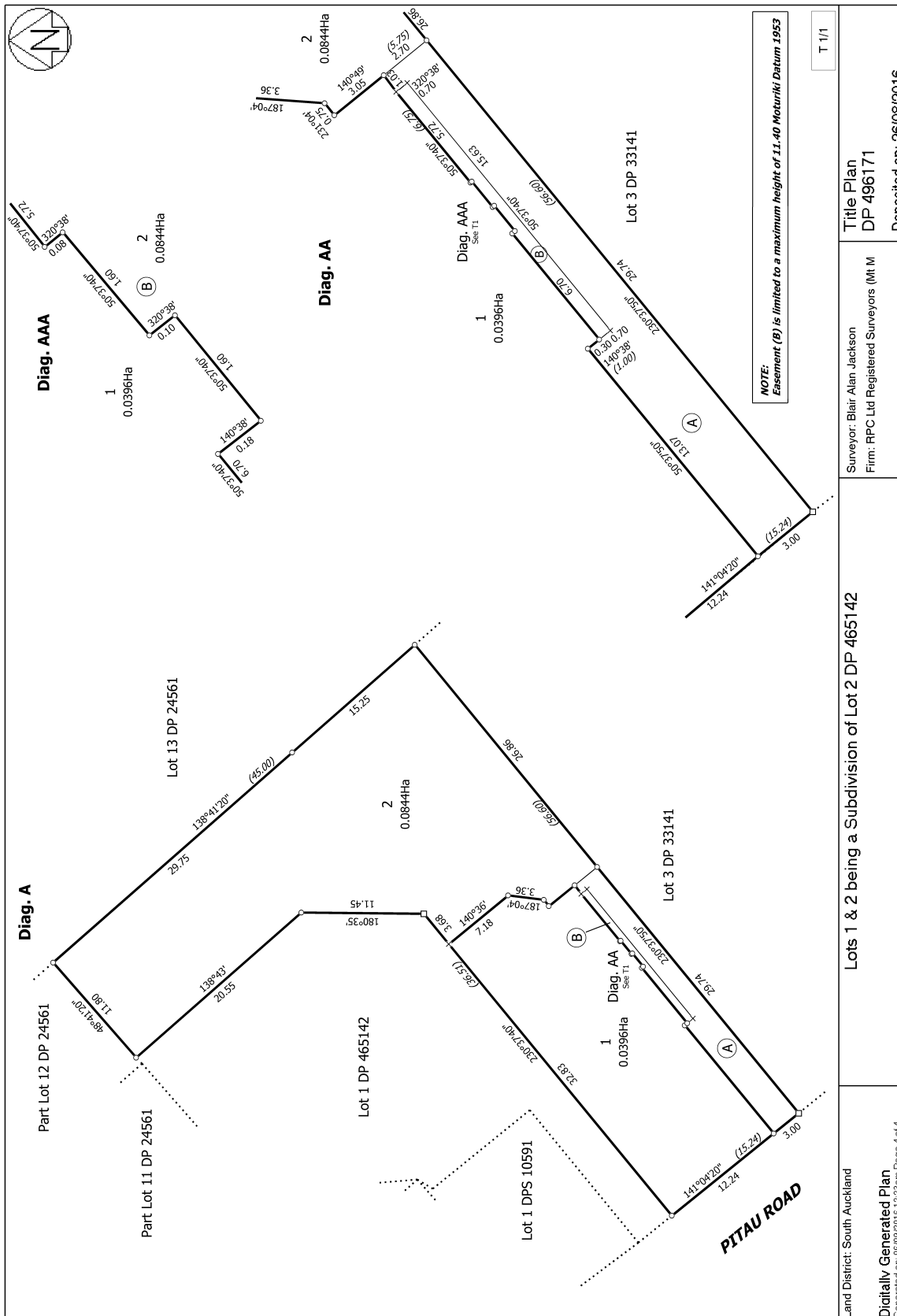
Estate Fee Simple
Area 844 square metres more or less
Legal Description Lot 2 Deposited Plan 496171
Registered Owners
The Pitau LP

Interests

10544286.2 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 26.8.2016 at 12:09 pm

Subject to a right of way (pedestrian only), right to convey water, electricity and telecommunications, right to drain water and sewage over parts marked A and B and an eaves overhang easement over part marked C all on DP 496171 created by Easement Instrument 10544286.3 - 26.8.2016 at 12:09 pm

The easements created by Easement Instrument 10544286.3 are subject to Section 243 (a) Resource Management Act 1991





RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
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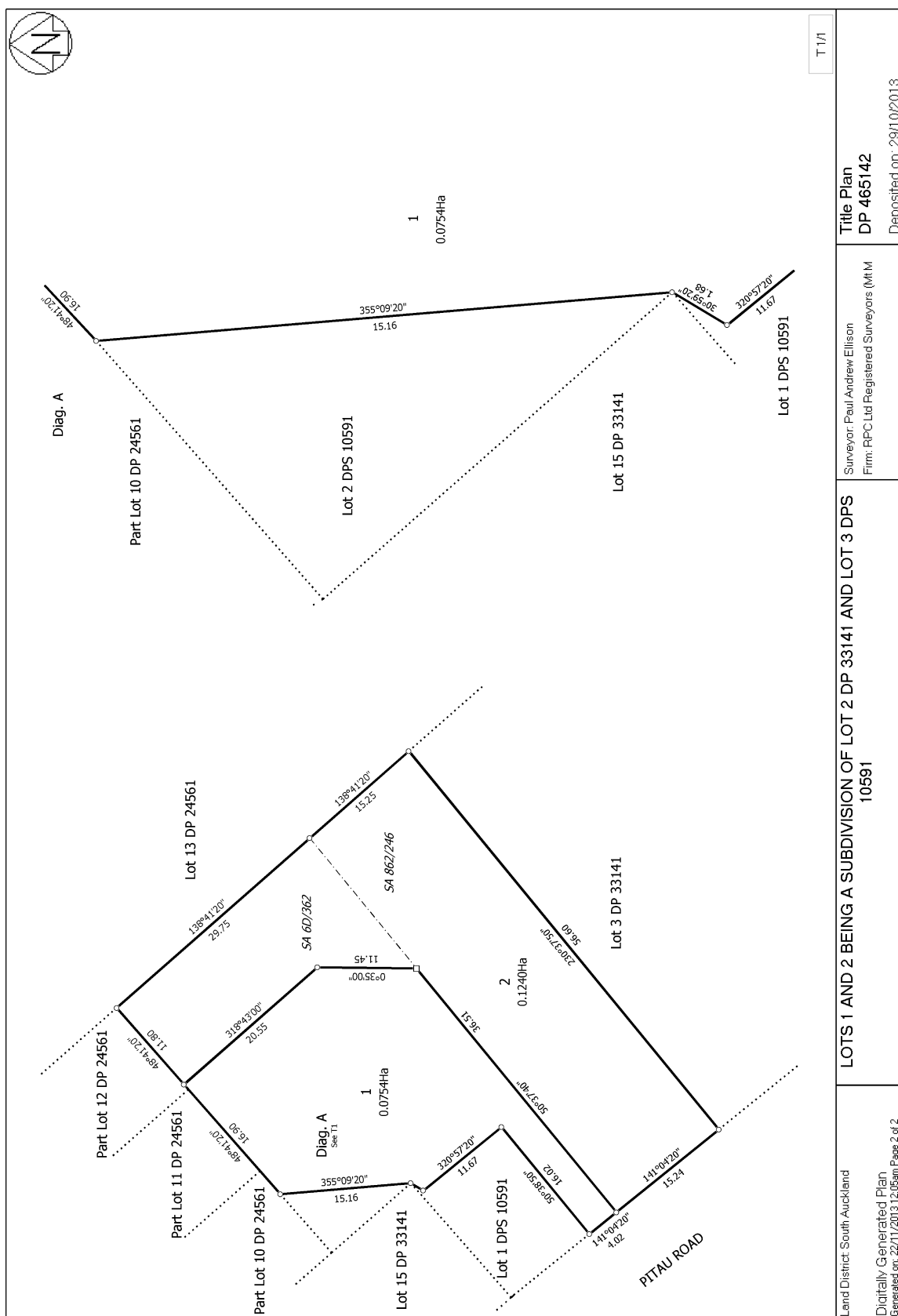

R.W. Muir
Registrar-General
of Land

Identifier **618698**
Land Registration District **South Auckland**
Date Issued 29 October 2013

Prior References
SA6D/362

Estate Fee Simple
Area 754 square metres more or less
Legal Description Lot 1 Deposited Plan 465142
Registered Owners
The Pitau LP

Interests





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

Identifier **729633**
Land Registration District **South Auckland**
Date Issued 26 August 2016

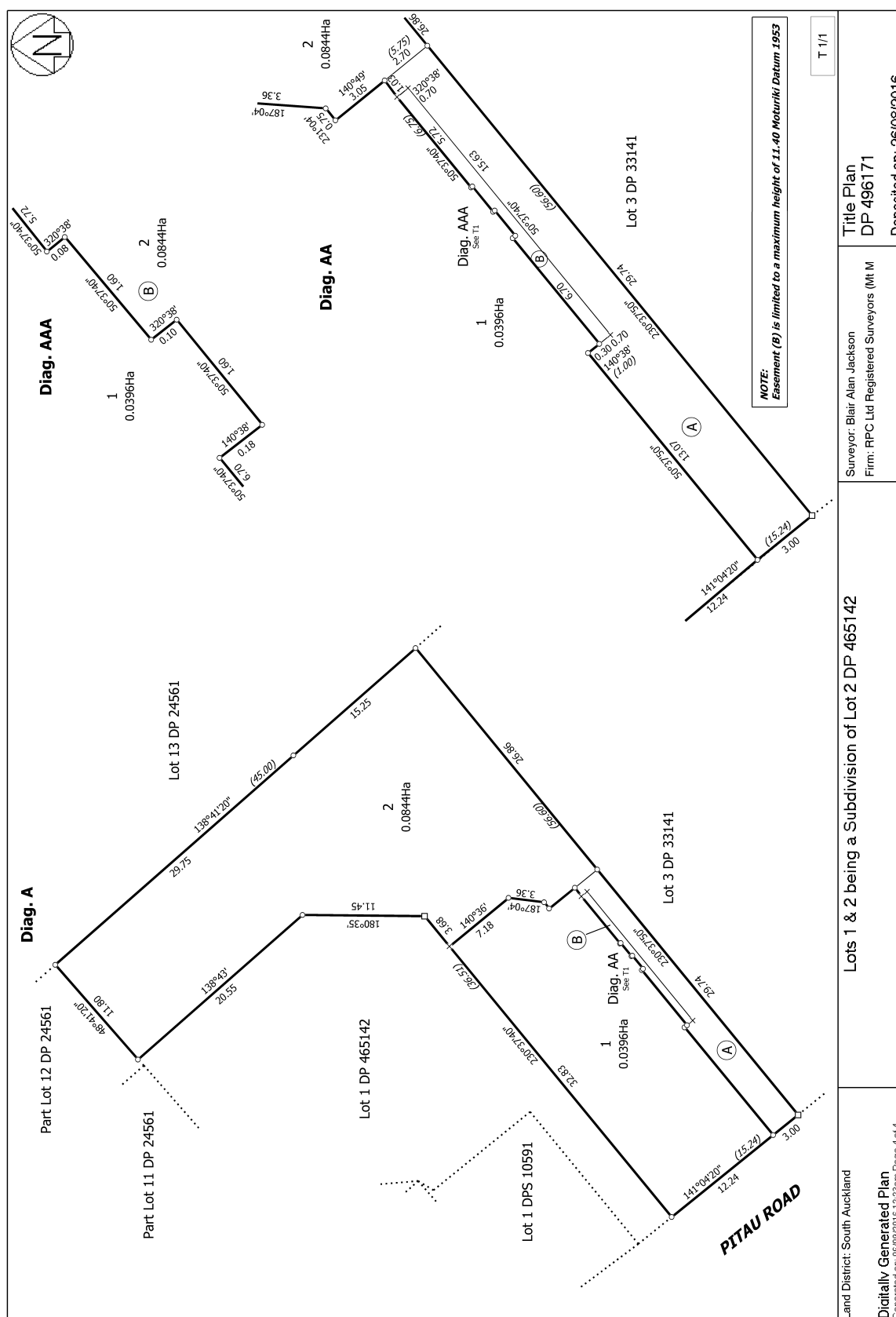
Prior References
618697

Estate Fee Simple
Area 396 square metres more or less
Legal Description Lot 1 Deposited Plan 496171
Registered Owners
The Pitau LP

Interests

Appurtenant hereto is a right of way (pedestrian only), a right to convey water, electricity and telecommunications, a right to drain water and sewage, and an eaves overhang easement created by Easement Instrument 10544286.3 - 26.8.2016 at 12:09 pm

The easements created by Easement Instrument 10544286.3 are subject to Section 243 (a) Resource Management Act 1991





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Identifier **729633**
Land Registration District **South Auckland**
Date Issued 26 August 2016

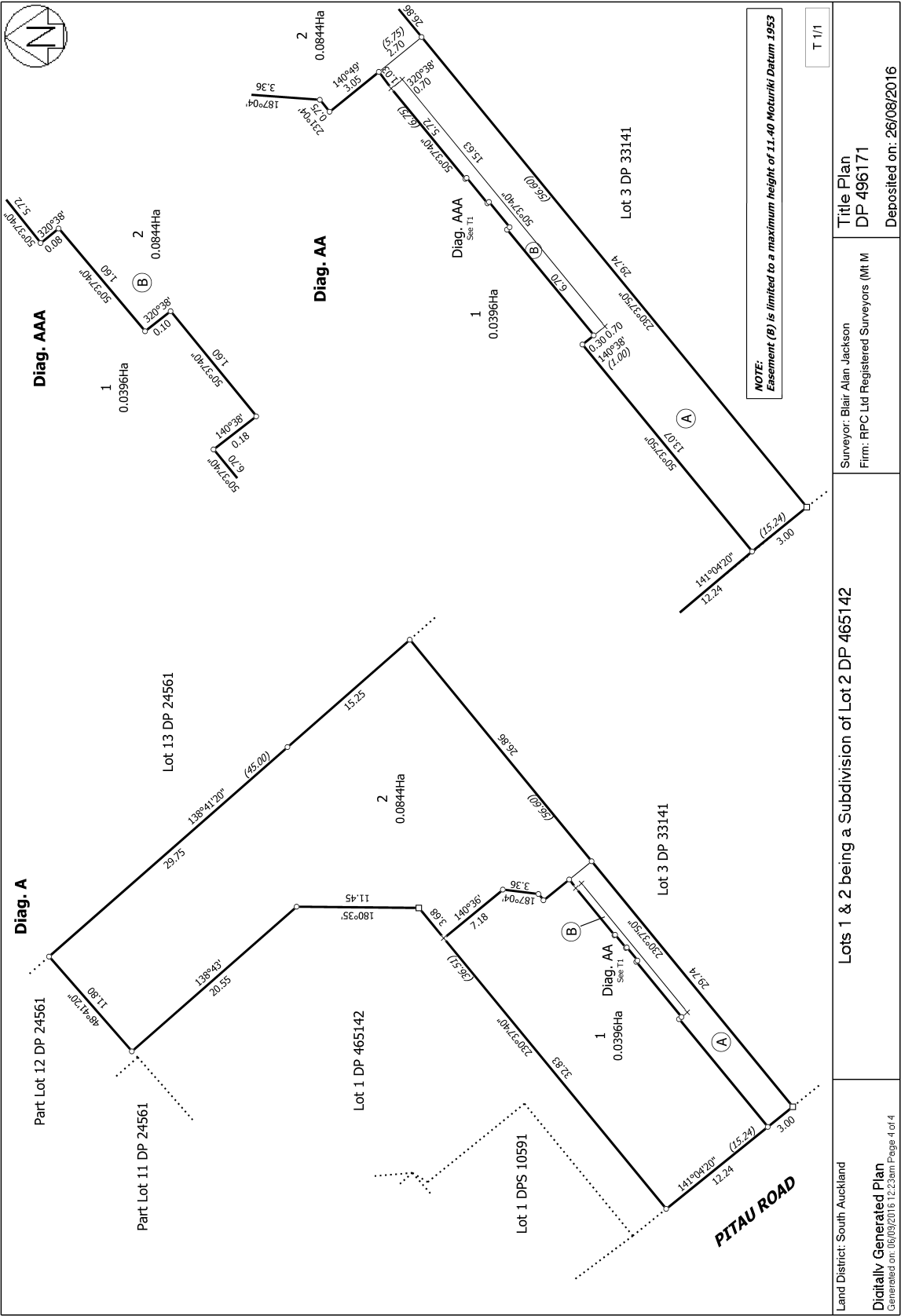
Prior References
618697

Estate Fee Simple
Area 396 square metres more or less
Legal Description Lot 1 Deposited Plan 496171
Registered Owners
The Pitau LP

Interests

Appurtenant hereto is a right of way (pedestrian only), a right to convey water, electricity and telecommunications, a right to drain water and sewage, and an eaves overhang easement created by Easement Instrument 10544286.3 - 26.8.2016 at 12:09 pm

The easements created by Easement Instrument 10544286.3 are subject to Section 243 (a) Resource Management Act 1991





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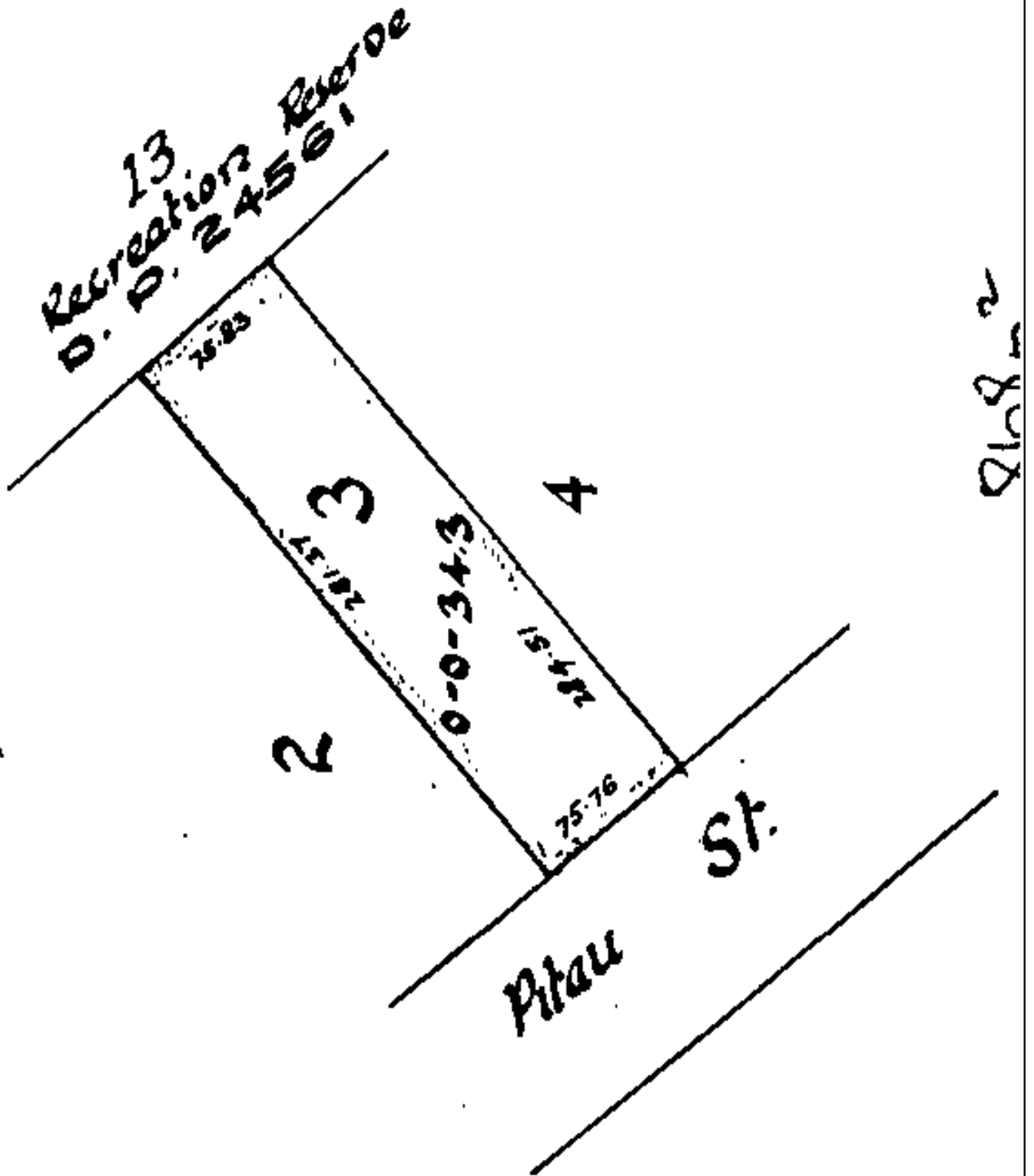
Identifier **SA862/243**
Land Registration District **South Auckland**
Date Issued 30 October 1946

Prior References
SA862/216

Estate Fee Simple
Area 868 square metres more or less
Legal Description Lot 3 Deposited Plan 33141
Registered Owners
Tauranga City Council

Interests

Subject to a right (in gross) to drain sewage over part marked B on DP 565285 in favour of Tauranga City Council created by Easement Instrument 12415719.1 - 29.3.2022 at 8:58 am





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UNDER LAND TRANSFER ACT 2017
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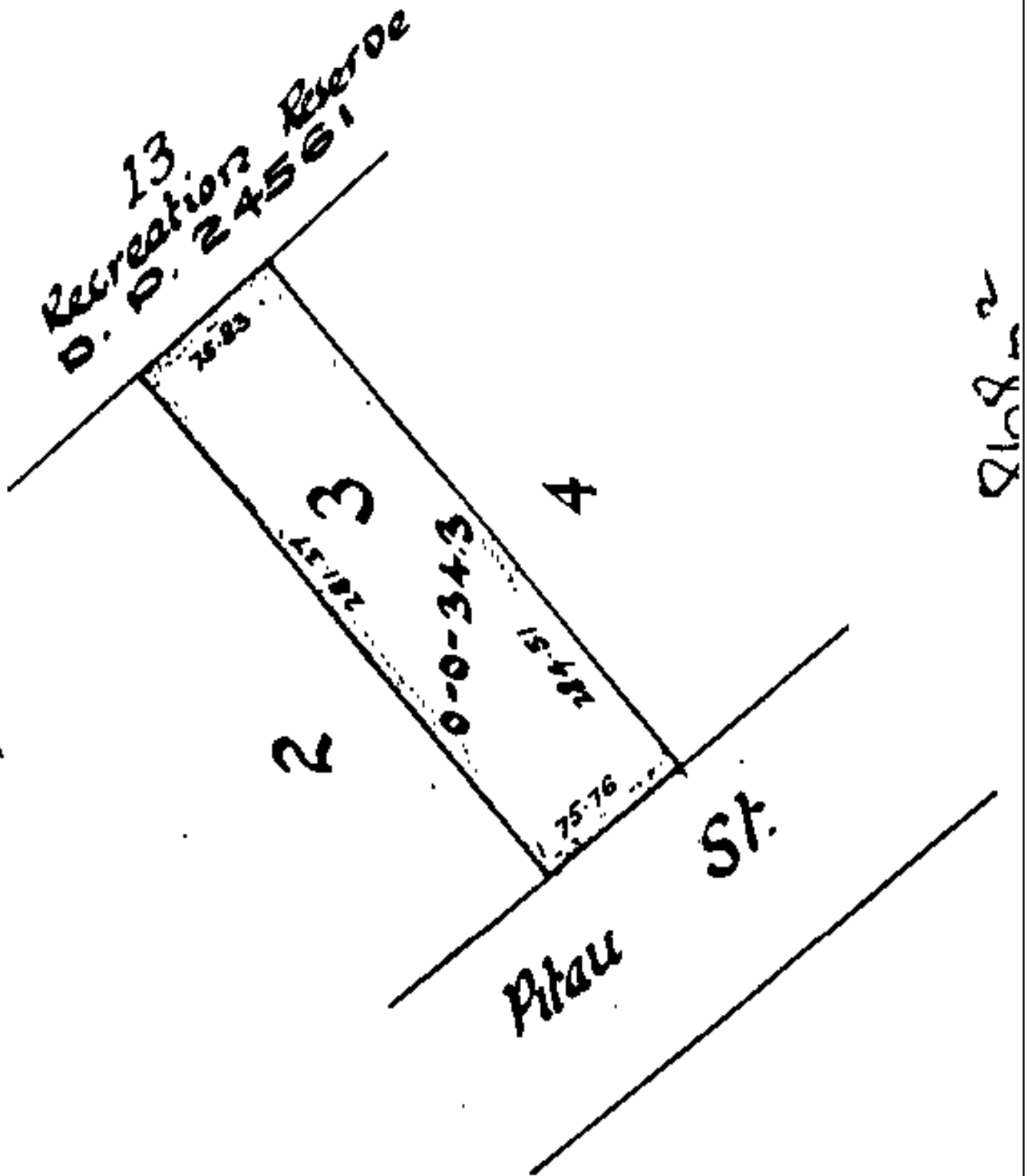
Identifier **SA862/243**
Land Registration District **South Auckland**
Date Issued 30 October 1946

Prior References
SA862/216

Estate Fee Simple
Area 868 square metres more or less
Legal Description Lot 3 Deposited Plan 33141
Registered Owners
Tauranga City Council

Interests

Subject to a right (in gross) to drain sewage over part marked B on DP 565285 in favour of Tauranga City Council created by Easement Instrument 12415719.1 - 29.3.2022 at 8:58 am





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UNDER LAND TRANSFER ACT 2017
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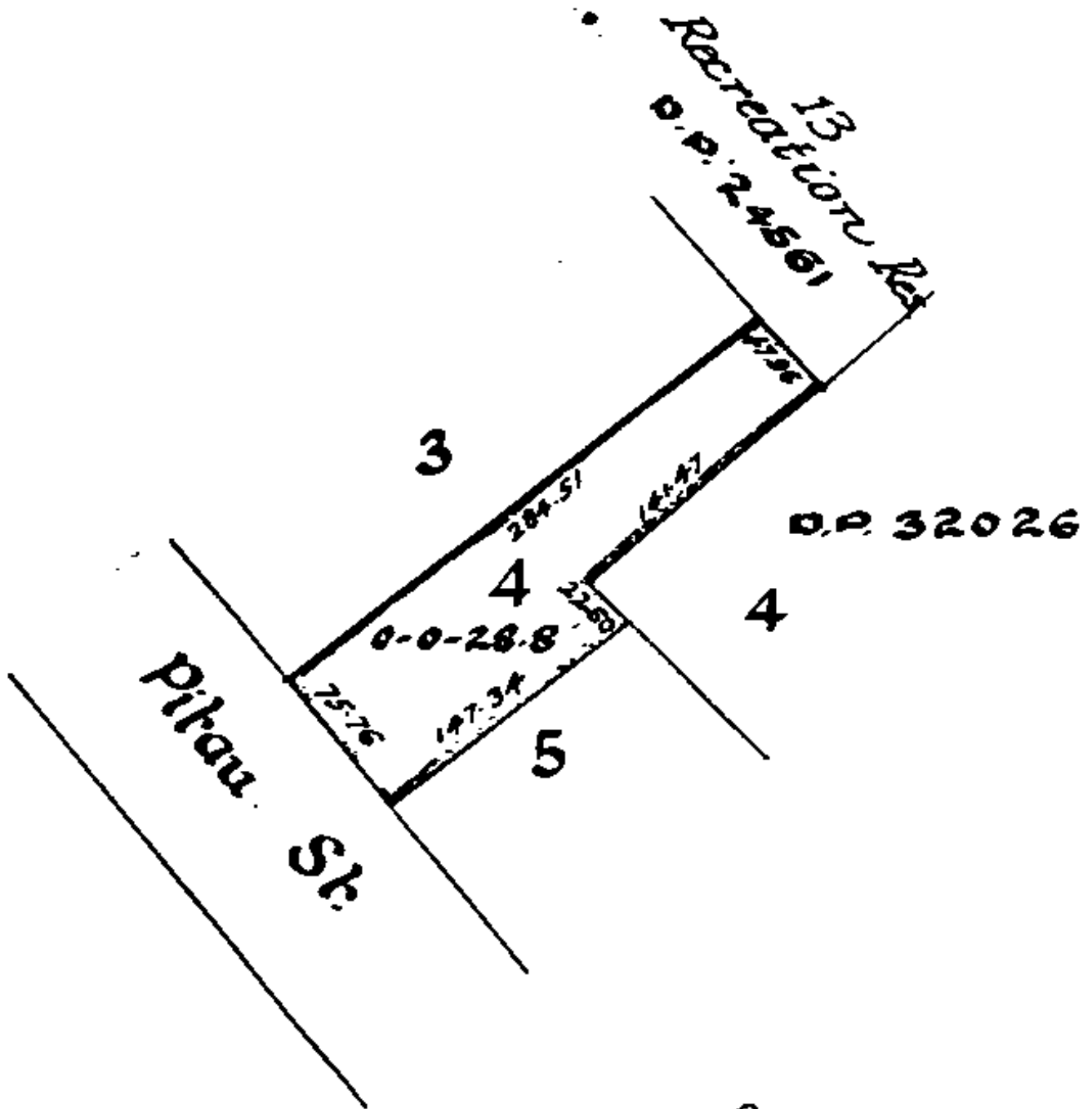
Identifier **SA862/248**
Land Registration District **South Auckland**
Date Issued 29 November 1946

Prior References
SA862/216

Estate Fee Simple
Area 728 square metres more or less
Legal Description Lot 4 Deposited Plan 33141
Registered Owners
Tauranga City Council

Interests

Subject to a right (in gross) to drain sewage over part marked A on DP 565285 in favour of Tauranga City Council created by Easement Instrument 12415719.1 - 29.3.2022 at 8:58 am





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UNDER LAND TRANSFER ACT 2017
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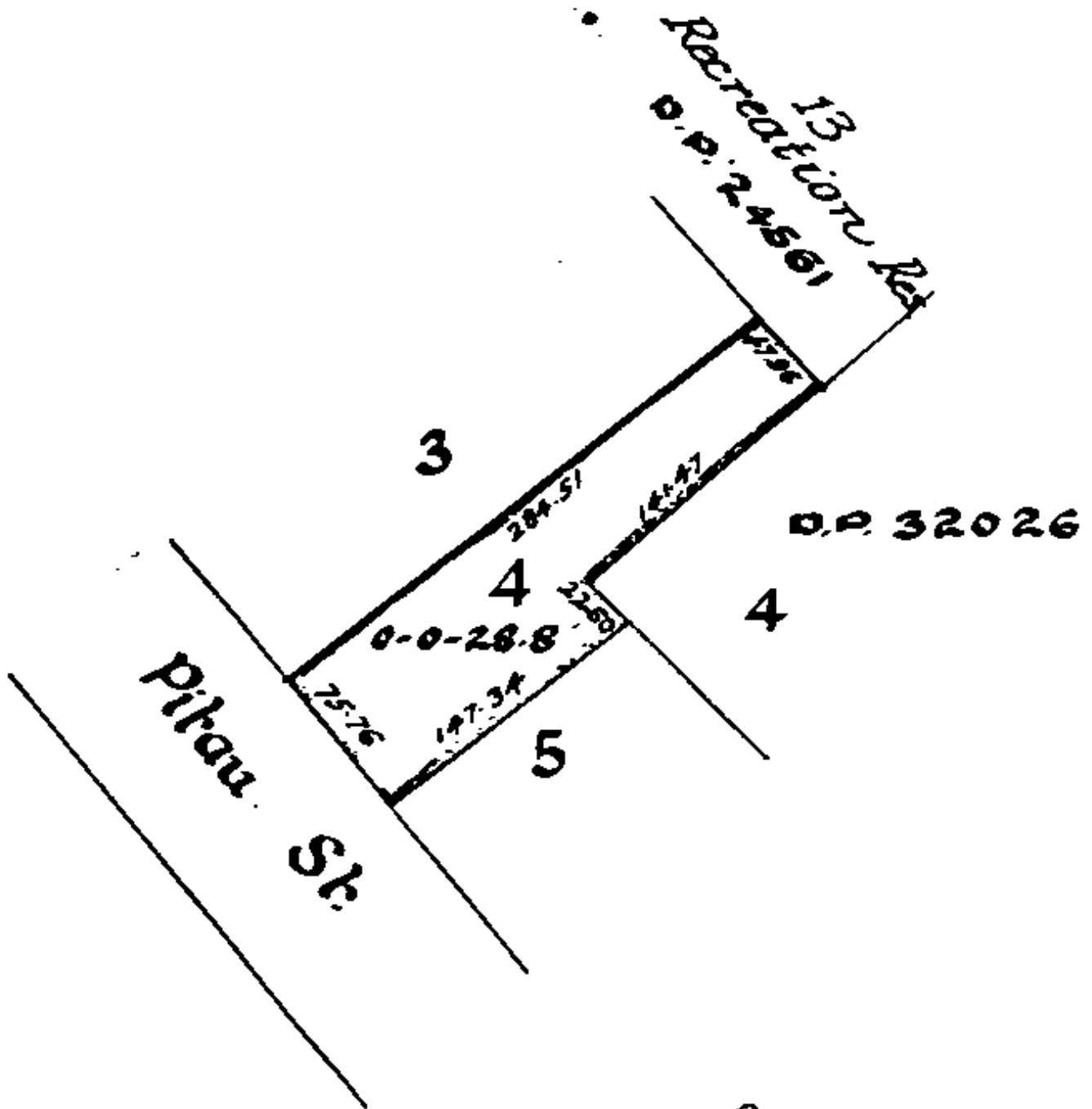
Identifier SA862/248
Land Registration District South Auckland
Date Issued 29 November 1946

Prior References
SA862/216

Estate Fee Simple
Area 728 square metres more or less
Legal Description Lot 4 Deposited Plan 33141
Registered Owners
Tauranga City Council

Interests

Subject to a right (in gross) to drain sewage over part marked A on DP 565285 in favour of Tauranga City Council created by Easement Instrument 12415719.1 - 29.3.2022 at 8:58 am





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

Identifier **SA7C/1386**
Land Registration District **South Auckland**
Date Issued 14 September 1967

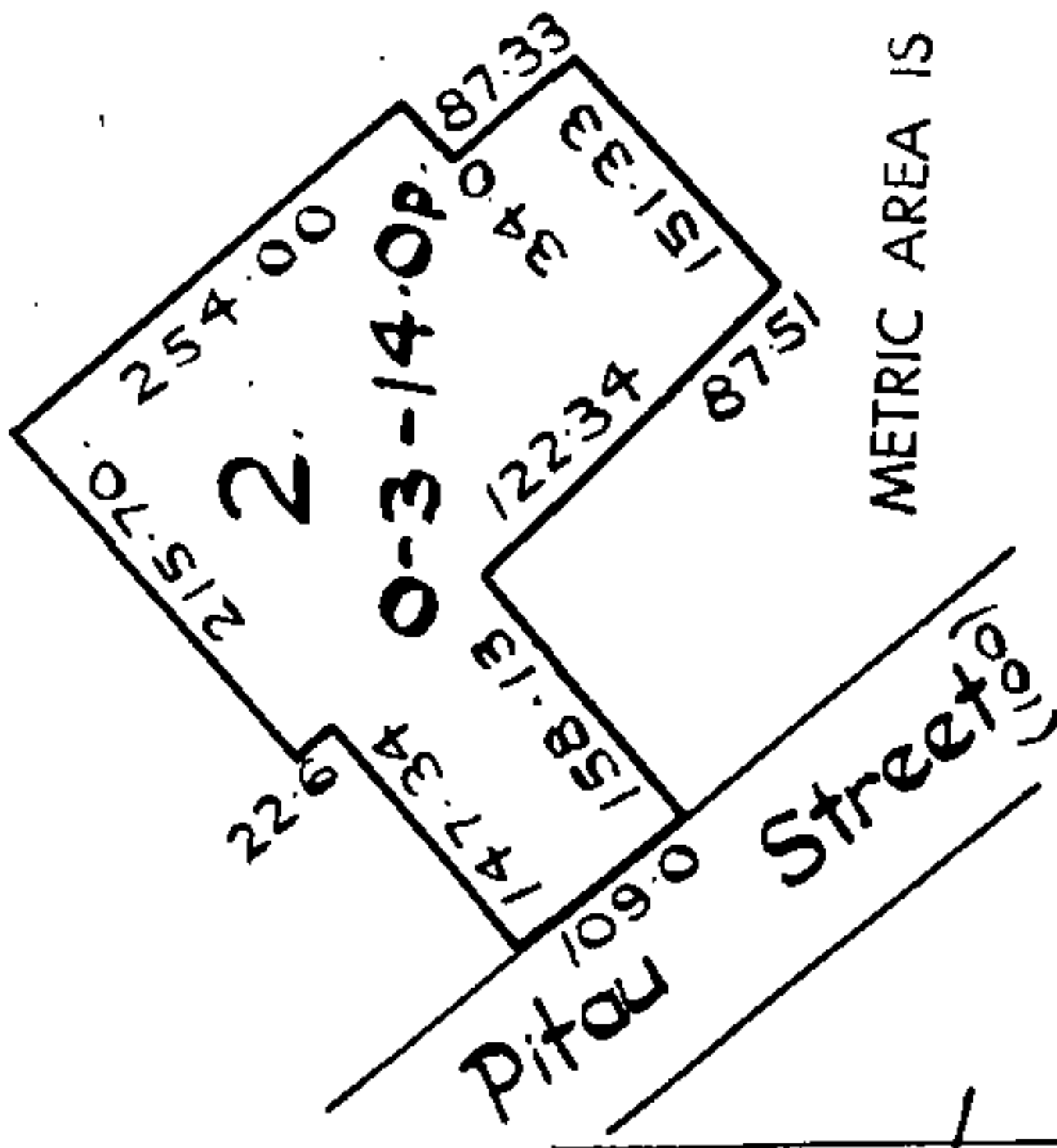
Prior References
SA3A/1114 SA4A/558

Estate Fee Simple
Area 3389 square metres more or less
Legal Description Lot 2 Deposited Plan South Auckland
11426

Registered Owners
Tauranga City Council

Interests

Subject to a right (in gross) to drain sewage over part marked D on DP 565285 in favour of Tauranga City Council created by Easement Instrument 12415719.1 - 29.3.2022 at 8:58 am





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UNDER LAND TRANSFER ACT 2017
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R.W. Muir
Registrar-General
of Land

Identifier **SA7C/1386**
Land Registration District **South Auckland**
Date Issued 14 September 1967

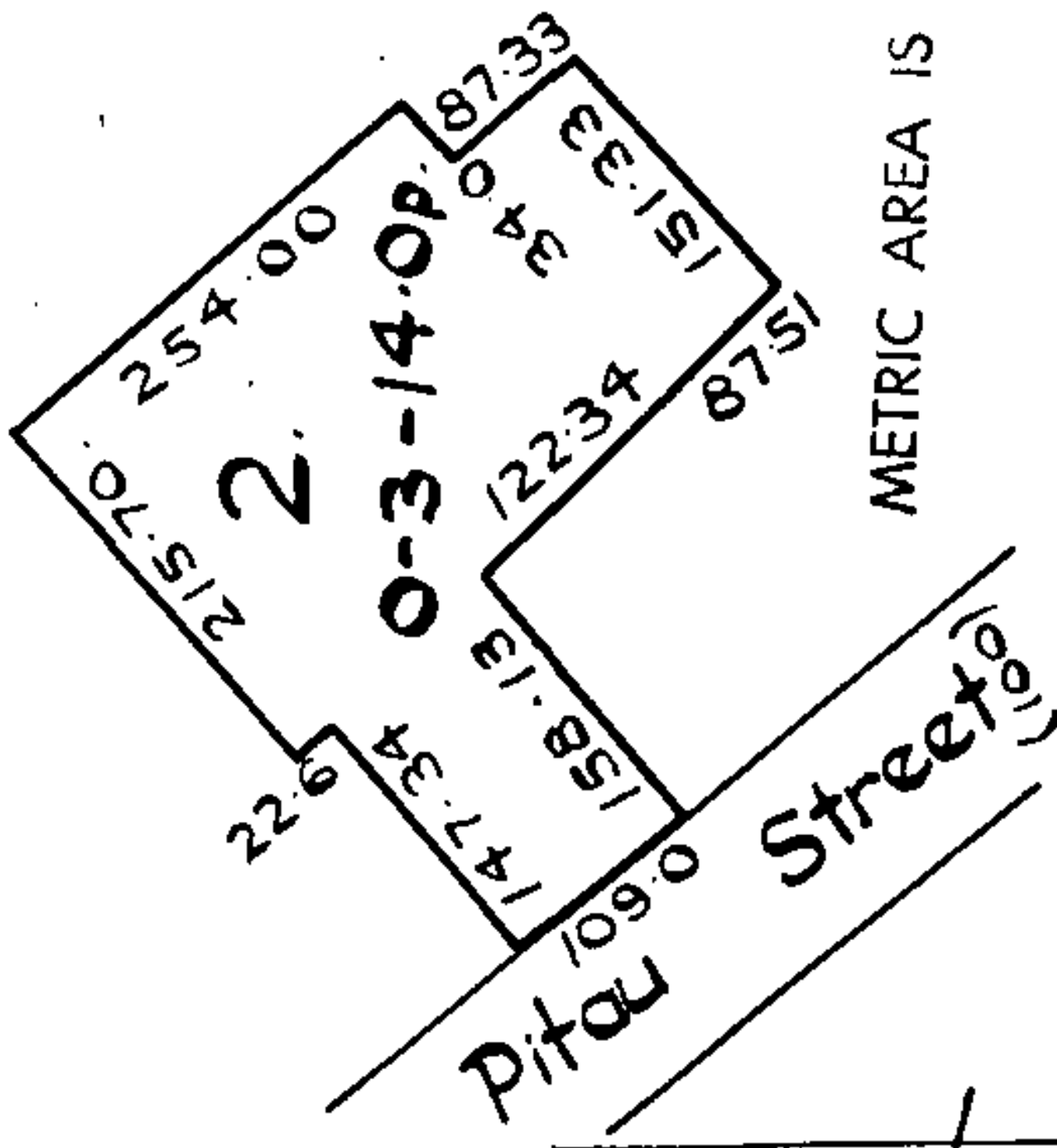
Prior References
SA3A/1114 SA4A/558

Estate Fee Simple
Area 3389 square metres more or less
Legal Description Lot 2 Deposited Plan South Auckland
11426

Registered Owners
Tauranga City Council

Interests

Subject to a right (in gross) to drain sewage over part marked D on DP 565285 in favour of Tauranga City Council created by Easement Instrument 12415719.1 - 29.3.2022 at 8:58 am





RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
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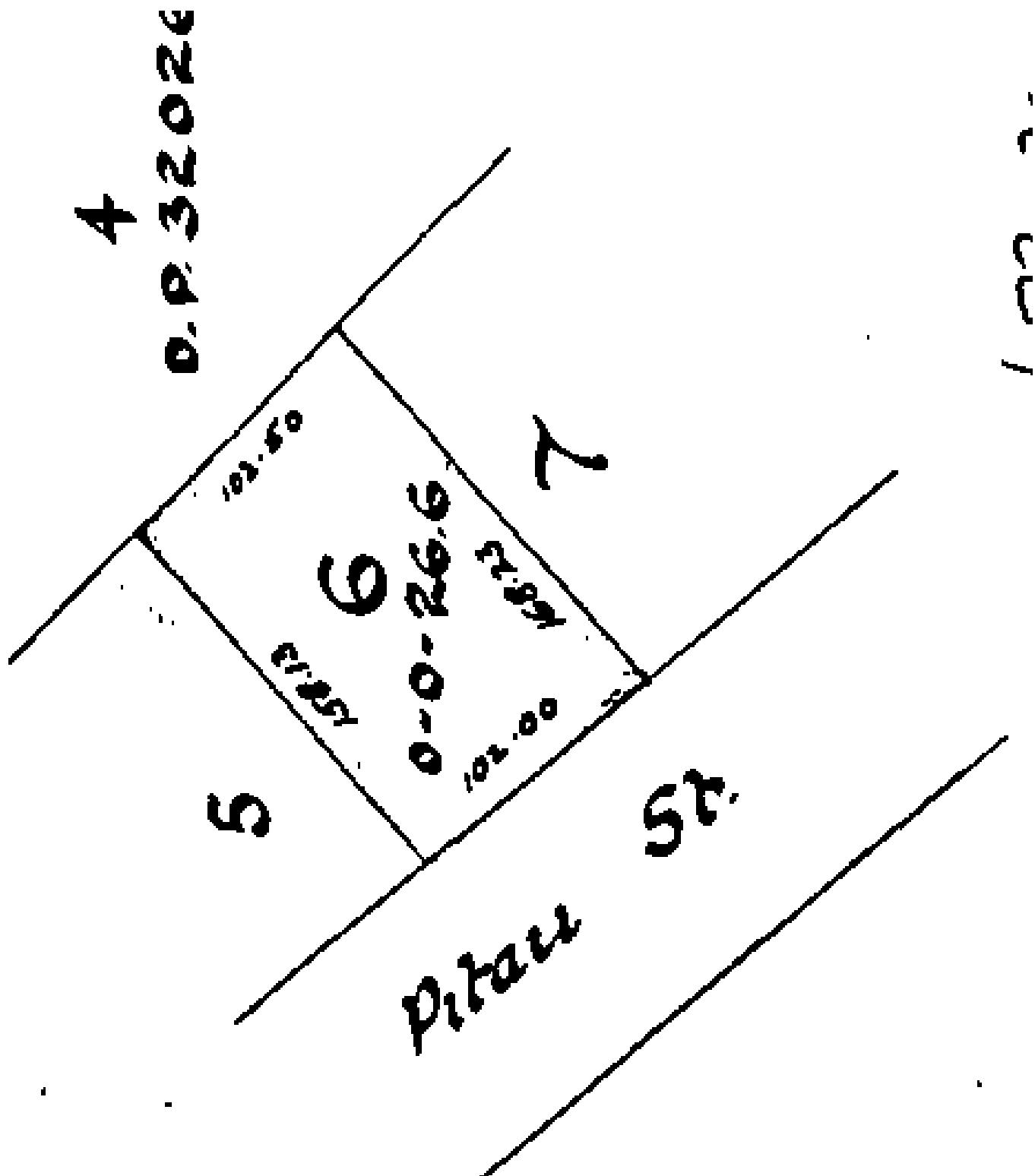

R.W. Muir
Registrar-General
of Land

Identifier **SA862/239**
Land Registration District **South Auckland**
Date Issued 22 October 1946

Prior References
SA862/216

Estate Fee Simple
Area 673 square metres more or less
Legal Description Lot 6 Deposited Plan 33141
Registered Owners
Mount Maunganui Borough Council

Interests
Fencing Agreement in Transfer 411272 - 22.10.1946





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UNDER LAND TRANSFER ACT 2017
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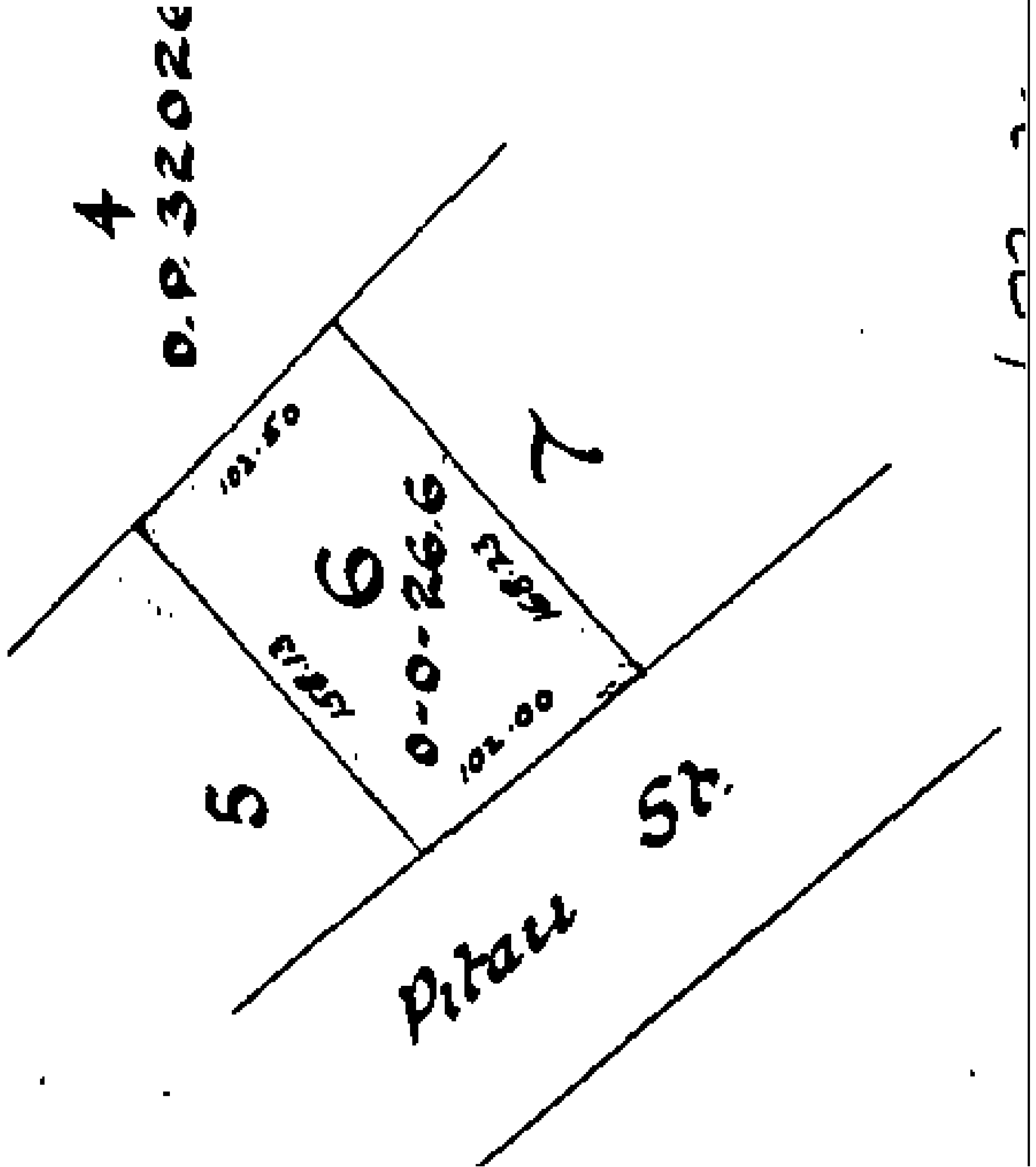

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Estate Fee Simple
Area 673 square metres more or less
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Fencing Agreement in Transfer 411272 - 22.10.1946





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R.W. Muir
Registrar-General
of Land

Identifier SA58A/713
Land Registration District South Auckland
Date Issued 23 February 1996

Prior References
SA862/238 SA881/55

Estate Fee Simple
Area 400 square metres more or less
Legal Description Lot 2 Deposited Plan South Auckland
72275

Registered Owners
The Pitau LP

Interests

B326230.1 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 23.2.1996 at 11.15 am
Appurtenant hereto are rights to drain sewage and convey water specified in Easement Certificate B326230.4 - 23.2.1996 at 11.15 am
The easements specified in Easement Certificate B326230.4 are subject to Section 243 (a) Resource Management Act 1991
Land Covenant in Transfer B326230.5 - 23.2.1996 at 11.15 am

Approvals Approved pursuant to Section 223 of the Resource Management Act 1991 on the day of October 1995 subject to the granting or reserving of the easements set out in the memorandum hereon. The Common Seal of the Tauranga District Council is affixed hereto in the presence of:

Authorised Officer
[Signature]
Pursuant to Section 224(3) of the Resource Management Act 1991 I hereby certify that some of the conditions of the resource consent have been complied with to the satisfaction of the Tauranga District Council and that a consent notice has been issued in respect of those conditions that have not been complied with.
Dated this 28th day of October 1995

Authorised Officer
[Signature]

MEMORANDUM OF EASEMENTS
Subd 2409

PURPOSE	SERVIENT TENEMENT	DOMINANT TENEMENT
Right to drain sewage	Lot 1 hereon	A
Right to convey water	Lot 3 hereon	B

New CT Allocated

LOT	CT Reference
1	98A/712
2	98A/713
3	98A/714

[Signature] *[Signature]*

REGISTERED OWNERS
Total Area: 1356m²
Comprised in CT 881/55 (All) 8.
CT 862/238 (All)

SCHEDULE OF PROPOSED HEIGHT RESTRICTION

SHOWN	TYPE	RL OF RESTRICTION	LOT
A & C	Buildings & Structures	13.60	Lot 1 hereon

Levels in terms of Mean Sea Level
Origin ORM 19 5099650, RL 4.58
Height of Restrictive Plane is 7.05 m above Lead Plug.

APPROVED AS TO SURVEY
Field Book: Traverse Book 702, p. 62-69
Reference Plans: DP 33141, DP 847, DP 11426
DPS 70074, 5099650
Examined: *[Signature]* Correct

APPROVED AS TO SURVEY
1.1.12.1995
Deposited this 23rd day of February 1996.
Chief Surveyor
[Signature]

TERRITORIAL AUTHORITY TAURANGA DISTRICT
Surveyed by RAINFORD PATTERSON CRANE LTD M1074
Scale 1:250 Date SEPTEMBER 1995

LAND DISTRICT SOUTH AUCKLAND
SURVEY BLK. & DIST. VIL TAURANGA
NZMS 261 SHT W14 RECORD MAP No

LOTS 1-3 BEING A SUBDIVISION OF LOTS 7 & 8 DP 33141

PITAU ROAD DED. T.406393
120-12 Width

LOT 1 311m²
LOT 2 400m²
LOT 3 645m²

DP 33141
DP 11426
DP 847
DP 8147

712 850 m2
712 825 m2
712 850 m2

W.A. ROBERTSON, SURVEYOR GENERAL, DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND

19 MAR 1996

CENTIMETRES 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

19 MAR 1996



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UNDER LAND TRANSFER ACT 2017
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R.W. Muir
Registrar-General
of Land

Identifier SA58A/713
Land Registration District South Auckland
Date Issued 23 February 1996

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Estate Fee Simple
Area 400 square metres more or less
Legal Description Lot 2 Deposited Plan South Auckland
72275

Registered Owners
The Pitau LP

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Authorised Officer
[Signature]

Pursuant to Section 224(3) of the Resource Management Act 1991 I hereby certify that some of the conditions of the resource consent have been complied with to the satisfaction of the Tauranga District Council and that a consent notice has been issued in respect of those conditions that have not been complied with.

Dated this 28th day of October 1995

Authorised Officer
[Signature]

Subs 2409

MEMORANDUM OF EASEMENTS

PURPOSE	SERVIENT TENEMENT	DOMINANT TENEMENT
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Right to convey water	Lot 3 hereon	Lot 2 hereon

New CT Allocated

LOT	CT Reference
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2	98A/713
3	98A/714

[Signature]

REGISTERED OWNERS

Total Area: 1356m²

Comprised in CT 881/55 (All) 8.
CT 862/238 (All)

PAUL ANDREW ELLISON
Registered Surveyor and holder of an annual practicing certificate for the year 1995 issued by the Survey Act 1980 hereby certify that this plan has been made from surveys executed by me or under my directions, that both plan and survey are correct and have been made in accordance with the Survey Regulations 1982 or any regulations made in substitution thereof.

Dated at Tauranga this 19th day of October 1995 on PA 281 at 1007/1008/1009/1010/1011/1012/1013/1014/1015/1016/1017/1018/1019/1020/1021/1022/1023/1024/1025/1026/1027/1028/1029/1030/1031/1032/1033/1034/1035/1036/1037/1038/1039/1040/1041/1042/1043/1044/1045/1046/1047/1048/1049/1050/1051/1052/1053/1054/1055/1056/1057/1058/1059/1060/1061/1062/1063/1064/1065/1066/1067/1068/1069/1070/1071/1072/1073/1074/1075/1076/1077/1078/1079/1080/1081/1082/1083/1084/1085/1086/1087/1088/1089/1090/1091/1092/1093/1094/1095/1096/1097/1098/1099/1100/1101/1102/1103/1104/1105/1106/1107/1108/1109/1110/1111/1112/1113/1114/1115/1116/1117/1118/1119/1120/1121/1122/1123/1124/1125/1126/1127/1128/1129/1130/1131/1132/1133/1134/1135/1136/1137/1138/1139/1140/1141/1142/1143/1144/1145/1146/1147/1148/1149/1150/1151/1152/1153/1154/1155/1156/1157/1158/1159/1160/1161/1162/1163/1164/1165/1166/1167/1168/1169/1170/1171/1172/1173/1174/1175/1176/1177/1178/1179/1180/1181/1182/1183/1184/1185/1186/1187/1188/1189/1190/1191/1192/1193/1194/1195/1196/1197/1198/1199/1200/1201/1202/1203/1204/1205/1206/1207/1208/1209/1210/1211/1212/1213/1214/1215/1216/1217/1218/1219/1220/1221/1222/1223/1224/1225/1226/1227/1228/1229/1230/1231/1232/1233/1234/1235/1236/1237/1238/1239/1240/1241/1242/1243/1244/1245/1246/1247/1248/1249/1250/1251/1252/1253/1254/1255/1256/1257/1258/1259/1260/1261/1262/1263/1264/1265/1266/1267/1268/1269/1270/1271/1272/1273/1274/1275/1276/1277/1278/1279/1280/1281/1282/1283/1284/1285/1286/1287/1288/1289/1290/1291/1292/1293/1294/1295/1296/1297/1298/1299/1300/1301/1302/1303/1304/1305/1306/1307/1308/1309/1310/1311/1312/1313/1314/1315/1316/1317/1318/1319/1320/1321/1322/1323/1324/1325/1326/1327/1328/1329/1330/1331/1332/1333/1334/1335/1336/1337/1338/1339/1340/1341/1342/1343/1344/1345/1346/1347/1348/1349/1350/1351/1352/1353/1354/1355/1356/1357/1358/1359/1360/1361/1362/1363/1364/1365/1366/1367/1368/1369/1370/1371/1372/1373/1374/1375/1376/1377/1378/1379/1380/1381/1382/1383/1384/1385/1386/1387/1388/1389/1390/1391/1392/1393/1394/1395/1396/1397/1398/1399/1400/1401/1402/1403/1404/1405/1406/1407/1408/1409/1410/1411/1412/1413/1414/1415/1416/1417/1418/1419/1420/1421/1422/1423/1424/1425/1426/1427/1428/1429/1430/1431/1432/1433/1434/1435/1436/1437/1438/1439/1440/1441/1442/1443/1444/1445/1446/1447/1448/1449/1450/1451/1452/1453/1454/1455/1456/1457/1458/1459/1460/1461/1462/1463/1464/1465/1466/1467/1468/1469/1470/1471/1472/1473/1474/1475/1476/1477/1478/1479/1480/1481/1482/1483/1484/1485/1486/1487/1488/1489/1490/1491/1492/1493/1494/1495/1496/1497/1498/1499/1500/1501/1502/1503/1504/1505/1506/1507/1508/1509/1510/1511/1512/1513/1514/1515/1516/1517/1518/1519/1520/1521/1522/1523/1524/1525/1526/1527/1528/1529/1530/1531/1532/1533/1534/1535/1536/1537/1538/1539/1540/1541/1542/1543/1544/1545/1546/1547/1548/1549/1550/1551/1552/1553/1554/1555/1556/1557/1558/1559/1560/1561/1562/1563/1564/1565/1566/1567/1568/1569/1570/1571/1572/1573/1574/1575/1576/1577/1578/1579/1580/1581/1582/1583/1584/1585/1586/1587/1588/1589/1590/1591/1592/1593/1594/1595/1596/1597/1598/1599/1600/1601/1602/1603/1604/1605/1606/1607/1608/1609/1610/1611/1612/1613/1614/1615/1616/1617/1618/1619/1620/1621/1622/1623/1624/1625/1626/1627/1628/1629/1630/1631/1632/1633/1634/1635/1636/1637/1638/1639/1640/1641/1642/1643/1644/1645/1646/1647/1648/1649/1650/1651/1652/1653/1654/1655/1656/1657/1658/1659/1660/1661/1662/1663/1664/1665/1666/1667/1668/1669/1670/1671/1672/1673/1674/1675/1676/1677/1678/1679/1680/1681/1682/1683/1684/1685/1686/1687/1688/1689/1690/1691/1692/1693/1694/1695/1696/1697/1698/1699/1700/1701/1702/1703/1704/1705/1706/1707/1708/1709/1710/1711/1712/1713/1714/1715/1716/1717/1718/1719/1720/1721/1722/1723/1724/1725/1726/1727/1728/1729/1730/1731/1732/1733/1734/1735/1736/1737/1738/1739/1740/1741/1742/1743/1744/1745/1746/1747/1748/1749/1750/1751/1752/1753/1754/1755/1756/1757/1758/1759/1760/1761/1762/1763/1764/1765/1766/1767/1768/1769/1770/1771/1772/1773/1774/1775/1776/1777/1778/1779/1780/1781/1782/1783/1784/1785/1786/1787/1788/1789/1790/1791/1792/1793/1794/1795/1796/1797/1798/1799/1800/1801/1802/1803/1804/1805/1806/1807/1808/1809/1810/1811/1812/1813/1814/1815/1816/1817/1818/1819/1820/1821/1822/1823/1824/1825/1826/1827/1828/1829/1830/1831/1832/1833/1834/1835/1836/1837/1838/1839/1840/1841/1842/1843/1844/1845/1846/1847/1848/1849/1850/1851/1852/1853/1854/1855/1856/1857/1858/1859/1860/1861/1862/1863/1864/1865/1866/1867/1868/1869/1870/1871/1872/1873/1874/1875/1876/1877/1878/1879/1880/1881/1882/1883/1884/1885/1886/1887/1888/1889/1890/1891/1892/1893/1894/1895/1896/1897/1898/1899/1900/1901/1902/1903/1904/1905/1906/1907/1908/1909/1910/1911/1912/1913/1914/1915/1916/1917/1918/1919/1920/1921/1922/1923/1924/1925/1926/1927/1928/1929/1930/1931/1932/1933/1934/1935/1936/1937/1938/1939/1940/1941/1942/1943/1944/1945/1946/1947/1948/1949/1950/1951/1952/1953/1954/1955/1956/1957/1958/1959/1960/1961/1962/1963/1964/1965/1966/1967/1968/1969/1970/1971/1972/1973/1974/1975/1976/1977/1978/1979/1980/1981/1982/1983/1984/1985/1986/1987/1988/1989/1990/1991/1992/1993/1994/1995/1996/1997/1998/1999/2000/2001/2002/2003/2004/2005/2006/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RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
Search Copy




R.W. Muir
Registrar-General
of Land

Identifier **SA58A/712**
Land Registration District **South Auckland**
Date Issued 23 February 1996

Prior References
SA862/238 SA881/55

Estate Fee Simple
Area 311 square metres more or less
Legal Description Lot 1 Deposited Plan South Auckland
72275

Registered Owners
The Pitau LP

Interests

B326230.1 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 23.2.1996 at 11.15 am
Subject to rights to drain sewage and convey water over part marked A on DPS 72275 specified in Easement Certificate
B326230.4 - 23.2.1996 at 11.15 am
The easements specified in Easement Certificate B326230.4 are subject to Section 243 (a) Resource Management Act 1991
Land Covenant in Transfer B326230.5 - 23.2.1996 at 11.15 am

NZMS 261 SHI 011 RECORD MAP NO.
 Alliance Mt Mangonui 4

A ROBERTSON SURVEYOR GENERAL DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND

MT Maunopaxi 4

Alliance

19 MAR 1996



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
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R.W. Muir
Registrar-General
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B326230.4 - 23.2.1996 at 11.15 am
The easements specified in Easement Certificate B326230.4 are subject to Section 243 (a) Resource Management Act 1991
Land Covenant in Transfer B326230.5 - 23.2.1996 at 11.15 am

Approvals Approved pursuant to Section 223 of the Resource Management Act 1991 on the day of October 1995 subject to the granting or reserving of the easements set out in the memorandum hereon. The Common Seal of the Tauranga District Council is affixed hereto in the presence of:

Authorised Officer
[Signature]

Pursuant to Section 224(3) of the Resource Management Act 1991 I hereby certify that some of the conditions of the resource consent have been complied with to the satisfaction of the Tauranga District Council and that a consent notice has been issued in respect of those conditions that have not been complied with.

Dated this 28th day of October 1995

Authorised Officer
[Signature]

Subd 2409

MEMORANDUM OF EASEMENTS

PURPOSE	SERVIENT TENEMENT	DOMINANT TENEMENT
Right to drain sewage	Lot 1 hereon	Lot 2 hereon
Right to convey water	Lot 3 hereon	Lot 2 hereon

New CT Allocated

LOT	CT Reference
1	98A/712
2	98A/713
3	98A/714

[Signature]

REGISTERED OWNERS

Total Area: 1356m²

Comprised in CT 881/55 (All) & CT 862/238 (All)

SCHEDULE OF PROPOSED HEIGHT RESTRICTION

SHOWN	TYPE	RL OF RESTRICTION	LOT
A & C	Buildings & Structures	13.60	Lot 1 hereon

Levels in terms of Mean Sea Level
Origin ORM 19 5099650, RL 4.58
Height of Restrictive Plane is 7.05 m above Lead Plug.

APPROVED AS TO SURVEY

Field Book p. Traverse Book 702, p. 62-69
Reference Plans DP33141, DP3847, DP31426
DPS 70074, 5099650
Examined [Signature] Correct

Approved as to Survey [Signature] Chief Surveyor

Dated this 23rd day of February 1996.

TERRITORIAL AUTHORITY TAURANGA DISTRICT
Surveyed by RAINFORD PATTERSON, CRANE LTD M1074
Scale 1:250 Date SEPTEMBER 1995

LAND DISTRICT SOUTH AUCKLAND
SURVEY BLK. & DIST. VIL TAURANGA
NZMS 261 SHT W14 **RECORD MAP No** DP 33141

ALLIANCE Nt Mairangi 4

CT 58427/131
CPV-81/81.PGS-886.02/09/02.10:49



DocID: 501041189

PART - CANCELLED
NOT
TO BE CONVERTED
NEW ZEALAND.



(Land and Deeds - 4)
(Form B)

Office
Register-book,
Vol. 427, folio 131

SOUTH

Vol. 201, Folio 135
Reference: Transfer No.
Application No.
Order for N/O No. C.7345

CERTIFICATE OF TITLE UNDER LAND TRANSFER ACT.

This Certificate, dated the eight day of January, one thousand nine hundred and twenty six
under the hand and seal of the District Land Registrar of the Land Registration District of AUCKLAND Witnesseth that
EDWARD CORRIOLL BANKS of Matamoras farmer

is seized of an estate in fee-simple (subject to such reservations, restrictions, encumbrances, liens, and interests as are notified by memorial under written or endorsed hereon, subject also to any existing right of the Crown to take and lay off roads under the provisions of any Act of the General Assembly of New Zealand) in the land hereinafter described, as the same is delineated by the plan shown bordered grann, to the several admeasurements those
a little more or less, that is to say: All that parcel of land containing together fifty acres two rods fifteen and seven tenths
more or less being lots 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 39, 40, 44, 45, 46, 47, 48, 70, 71, 72, 74, 75
and part of lots 1 and 36 on a plan deposited in the Land Registry Office at Auckland as No. 6922 and lots
3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 39, 40, 44, 45, 46, 47, 48, 70, 71, 72, 74, 75
on a plan deposited in the Land Registry Office at Auckland as No. 15693 and being
parts of Sections 7 and 8 of Block VII of the Tauranga Survey District



Edward Corrioll Banks
District Land Registrar.

Agreement as to fencing contained in Transfer No. 70119.

Transfer No. 197652 Edward Corrioll Banks to William Galbraith and
lots 14 and 15 plan 15693 produced
21/1-26 at 11-10 am
429/258

Transfer No. 197652 Edward Corrioll Banks to Emily Susan Abbott of
plan 15693 produced 19/2/26 at 12 noon
429/24

Transfer No. 197652 Edward Corrioll Banks to Emily Susan Abbott of lot 11 plan 15693
produced 19/2/26 at 12 noon
429/25

Transfer No. 197652 Edward Corrioll Banks to Galbraith William of lots 9 and 10
plan 15693 produced 23/2/26 at 10 am
431/23

Transfer No. 197652 Edward Corrioll Banks to Galbraith William of lots 9 and 10
plan 15693 produced 23/2/26 at 10 am
431/24

Continued

Transfer No. 257382 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257383 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257384 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257385 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257386 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257387 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257388 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257389 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257390 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257391 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257392 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257393 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Transfer No. 257394 of Edward Corrigan Banks to Walter Richmond Harding of lot 24 plan 15693 produced 24-11-38 at 11:00 a.m.
6583/221

Sheet 2 427/131
Transfer No. 257385 being a dedication as a public road of those portions of above described land shown as "Curvata Arroyo" and to be dedicated on plan 2561 - Edward Corrigan Banks to His Majesty the King produced 12/4/33 at 12:30 p.m.
D.L.R.

Transfer No. 258336 of lots 36 and 37 plan 15693 Edward Corrigan Banks to Elizabeth Susan Harvey and Frank Harvey produced 29/6/33 at 10:15 a.m.
645/118

Transfer No. 262012 of lot 38 plan 15693 Edward Corrigan Banks to John Thomas Harber Alderson produced 28-2-34 at 2:48 p.m.
651/233

Transfer No. 26578 of lots 39 and 40 plan 15693 Edward Corrigan Banks to John Thomas Harber Alderson produced 24-11-38 at 10:15 a.m.
657/111

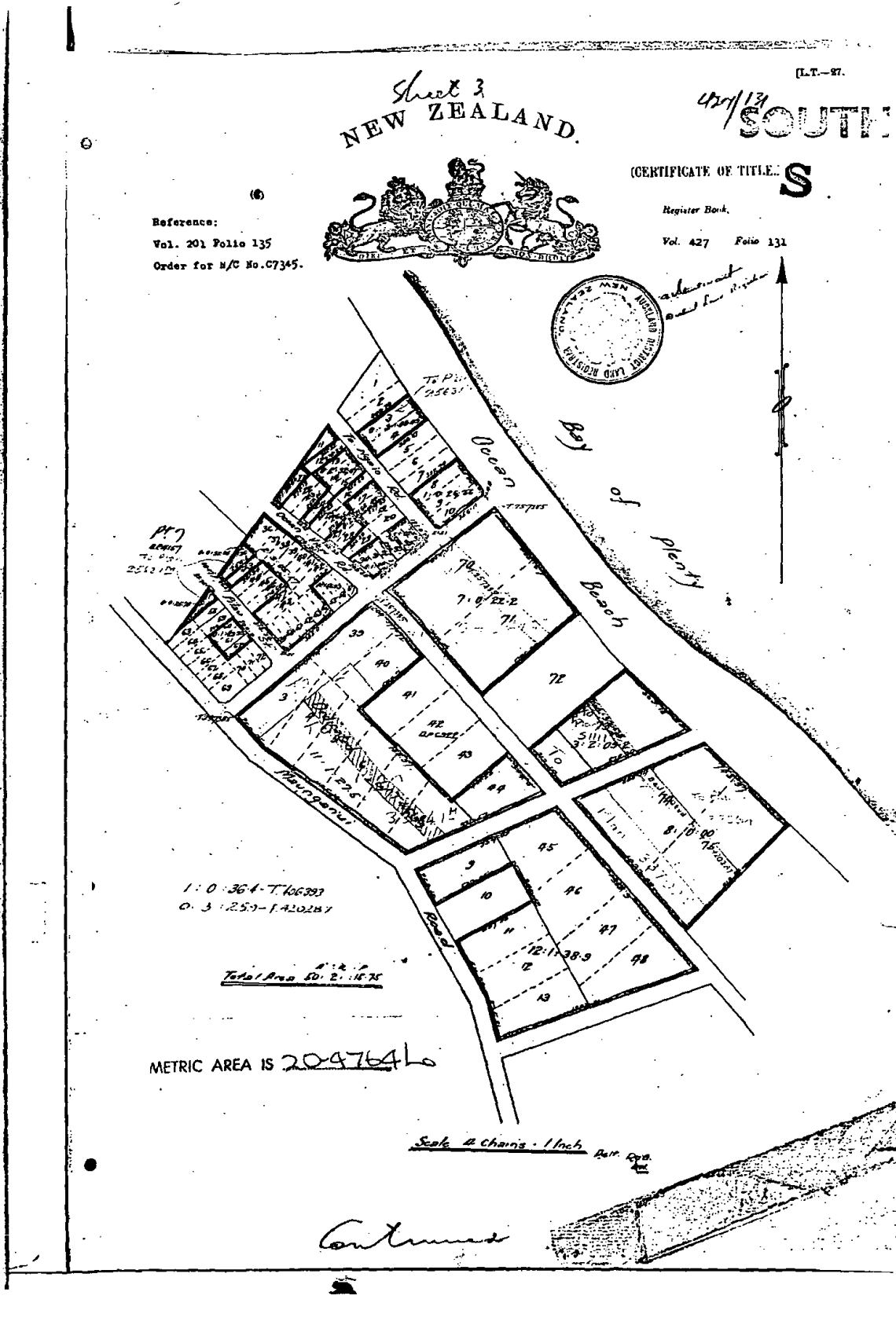
Transfer No. 274882 of lot 60 plan 15693 Edward Corrigan Banks to Dorothy Doyle Pearce of Hamilton, Spintar, produced 14/2/1936 at 10:45 a.m.
641/262

Transfer No. 275458 of lots 49 and 50 plan 2561 Edward Corrigan Banks to Thyllie Helen Bloomfield produced 2/11/1936 at 12:15 p.m.
645/152

Transfer No. 276278 of lots 51 and 52 plan 2561 Edward Corrigan Banks to Gladys Lewis Elphick produced 23/11/1936 at 11:15 a.m.
647/153

Transfer No. 280841 of lots 100 and 101 plan 25631 and the parts of lots 11, 12, 13, 23 and 24, and plan 25631 containing herein Edward Corrigan Banks to Edward Corrigan Banks produced 7/10/1936 at 10:50 a.m.
649/259

Transfer No. 275001 of lot 35 plan 15693 Edward Corrigan Banks to Charles Samuel Gibbs produced 1/10/38 at 10:3 a.m.
648/88



Historical Search Copy Dated 17/02/23 12:46 pm, Page 5 of 7

THIS REPRODUCTION (ON A REDUCED SCALE)
CERTIFIED TO BE A TRUE COPY
OF THE
ORIGINAL REGISTER FOR THE PURPOSES OF
SECTION 151A LAND TRANSFER
ACT 1952.

5308268.1 Transmission of Lots 23 and 24
DP 33702 to The Tauranga District Council -
7.8.2002 at 9.00



for RGL

5159549.1 Resolution under Section 111
Reserves Act 1977 dedicating Lots 23 and 24
DP 33702 to be road - Produced 21.2.2002 at
11.53 and Entered 7.8.2002 at 9.00



for RGL