

THIS SHEET IS CONTINUALLY UPDATED TO SHOW THE CURRENT SUBDIVISION PATTERN OF THE SCHEME. FOR DETAILS OF UPDATES AND ADDITIONAL AND REPLACEMENT SHEETS SEE SCHEDULE BELOW.

SCHEDULE OF CHANGES TO THE SCHEME

| LOT No. | DETAILS | SHEET No. |
|---------|---------|-----------|
|         |         |           |

Subdivision Certificate No: SC/12/2011  
 Date: 16TH NOVEMBER 2011

Surveyor: RODERICK JAMISON  
 Surveyor's Ref: CH4040A8

Registered 2.12.2011

COMMUNITY/PREGANGTAEIGHB99RH99DP-PLAN

DP270736

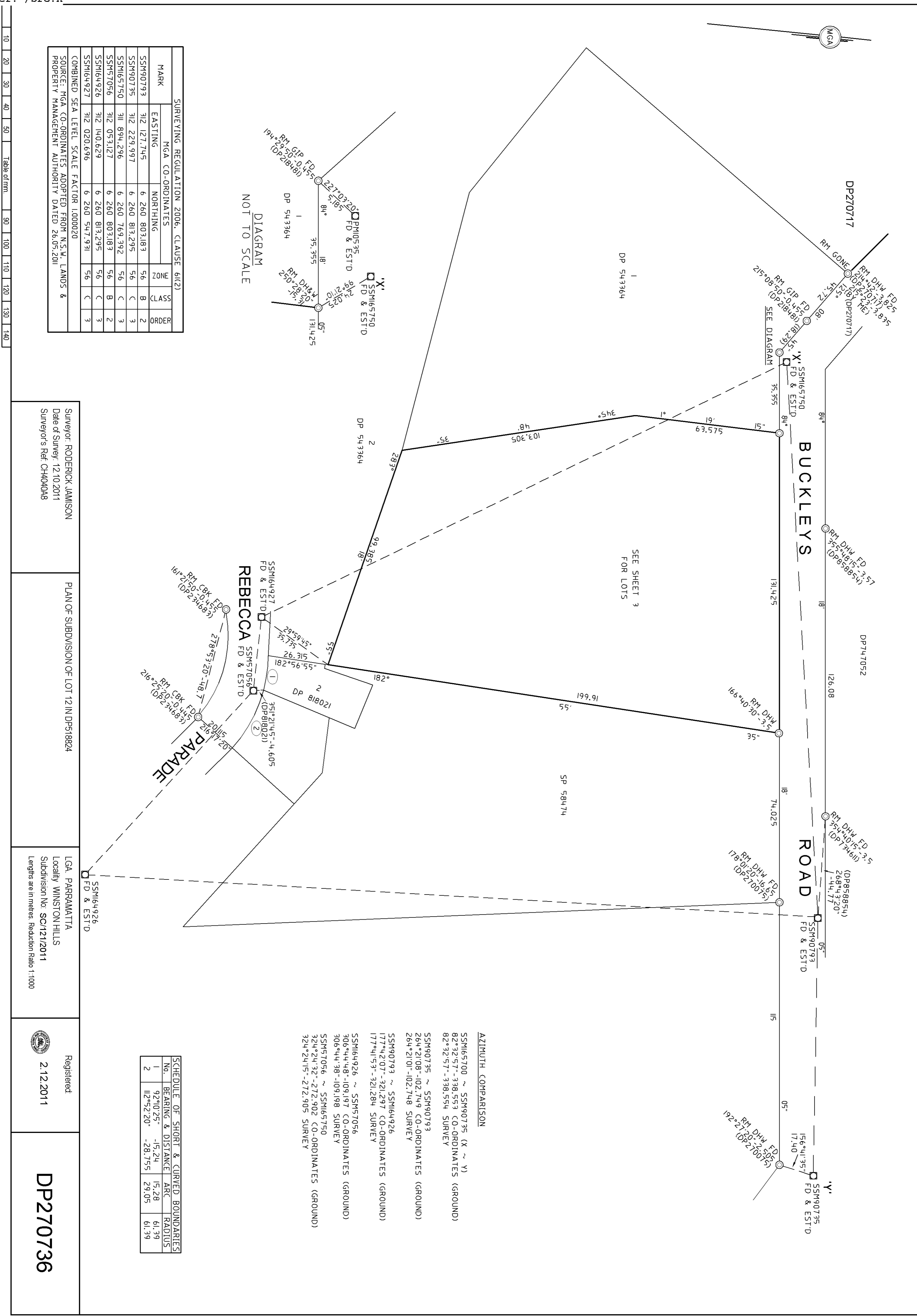


DIAGRAM NOT TO SCALE

SURVEYING REGULATION 2006, CLAUSE 61(2)

| MARK      | MGA CO-ORDINATES |               | ZONE | CLASS | ORDER |
|-----------|------------------|---------------|------|-------|-------|
|           | EASTING          | NORTHING      |      |       |       |
| SSM90793  | 312 127.745      | 6 260 803.183 | 56   | B     | 2     |
| SSM90735  | 312 229.997      | 6 260 813.295 | 56   | C     | 3     |
| SSM165750 | 311 894.296      | 6 260 769.392 | 56   | C     | 3     |
| SSM57056  | 312 053.127      | 6 260 803.183 | 56   | B     | 2     |
| SSM164926 | 312 140.629      | 6 260 813.295 | 56   | C     | 3     |
| SSM164927 | 312 020.696      | 6 260 547.931 | 56   | C     | 3     |

COMBINED SEA LEVEL SCALE FACTOR 1.000020  
 SOURCE: MGA CO-ORDINATES ADOPTED FROM N.S.W. LANDS & PROPERTY MANAGEMENT AUTHORITY DATED 26.05.2011

REBECCA PARADE

AZIMUTH COMPARISON

|                              |  |
|------------------------------|--|
| SSM165700 ~ SSM90735 (X ~ Y) | 82°32'57"-338.553 CO-ORDINATES (GROUND)  |
| 82°32'57"-338.554 SURVEY     |  |
| SSM90735 ~ SSM90793          | 264°21'08"-102.749 CO-ORDINATES (GROUND) |
| 264°21'01"-102.748 SURVEY    |  |
| SSM90793 ~ SSM164926         | 177°41'53"-321.284 CO-ORDINATES (GROUND) |
| 177°41'53"-321.284 SURVEY    |  |
| SSM164926 ~ SSM57056         | 306°44'48"-109.197 CO-ORDINATES (GROUND) |
| 306°44'38"-109.198 SURVEY    |  |
| SSM57056 ~ SSM165750         | 324°24'32"-272.902 CO-ORDINATES (GROUND) |
| 324°24'15"-272.905 SURVEY    |  |

SCHEDULE OF SHORT & CURVED BOUNDARIES

| No. | BEARING & DISTANCE | ARC   | RADIUS |
|-----|--------------------|-------|--------|
| 1   | 92°10'25" -15.24   | 15.28 | 61.39  |
| 2   | 112°52'20" -28.755 | 29.05 | 61.39  |

Table of mm.

|    |    |    |    |    |    |    |    |    |     |     |     |     |     |
|----|----|----|----|----|----|----|----|----|-----|-----|-----|-----|-----|
| 10 | 20 | 30 | 40 | 50 | 60 | 70 | 80 | 90 | 100 | 110 | 120 | 130 | 140 |
|----|----|----|----|----|----|----|----|----|-----|-----|-----|-----|-----|

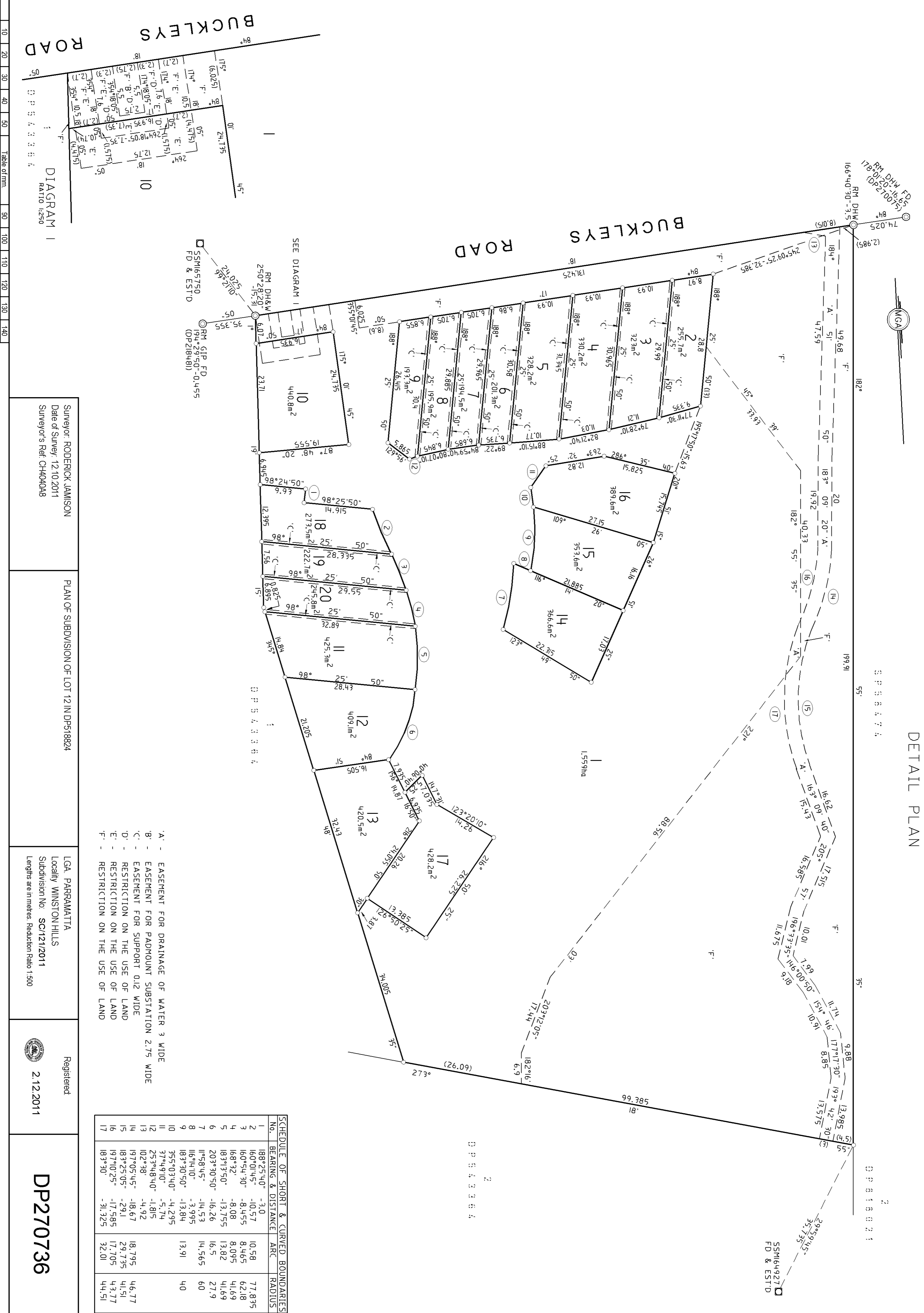
Surveyor: RODERICK JAMISON  
 Date of Survey: 12.10.2011  
 Surveyor's Ref: CH4040A8

PLAN OF SUBDIVISION OF LOT 12 IN DP518824

LGA: PARRAMATTA  
 Locality: WINSTON HILLS  
 Subdivision No: SC/12/2011  
 Lengths are in metres. Reduction Ratio 1:1000

Registered:  
 2.12.2011

DP270736



DETAIL PLAN

- A. - EASEMENT FOR DRAINAGE OF WATER 3 WIDE
- B. - EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE
- C. - EASEMENT FOR SUPPORT 0.12 WIDE
- D. - RESTRICTION ON THE USE OF LAND
- E. - RESTRICTION ON THE USE OF LAND
- F. - RESTRICTION ON THE USE OF LAND

| No. | BEARING & DISTANCE | ARC     | RADIUS |
|-----|--------------------|---------|--------|
| 1   | 188°25'40"         | -3.0    | 10.58  |
| 2   | 160°01'45"         | -10.57  | 77.835 |
| 3   | 160°54'30"         | -8.455  | 62.18  |
| 4   | 168°32'            | -8.08   | 41.69  |
| 5   | 183°13'50"         | -13.755 | 41.69  |
| 6   | 203°30'50"         | -16.26  | 27.9   |
| 7   | 11°58'45"          | -14.53  | 14.565 |
| 8   | 116°14'10"         | -3.995  | 60     |
| 9   | 183°30'50"         | -13.84  | 13.91  |
| 10  | 355°03'40"         | -4.295  | 40     |
| 11  | 37°49'10"          | -5.74   | 37.835 |
| 12  | 253°48'40"         | -1.815  | 25.348 |
| 13  | 102°38'            | -4.92   | 19.705 |
| 14  | 197°05'45"         | -18.67  | 18.795 |
| 15  | 183°25'05"         | -29.1   | 29.735 |
| 16  | 197°10'25"         | -17.585 | 17.705 |
| 17  | 183°30'            | -31.325 | 32.01  |

Surveyor: RODERICK JAMISON  
 Date of Survey: 12.10.2011  
 Surveyor's Ref: CH4040A8

PLAN OF SUBDIVISION OF LOT 12 IN DP518824

LGA: PARRAMATTA  
 Locality: WINSTON HILLS  
 Subdivision No: SC/121/2011  
 Lengths are in metres. Reduction Ratio 1:500

Registered  
 2.12.2011

DP270736

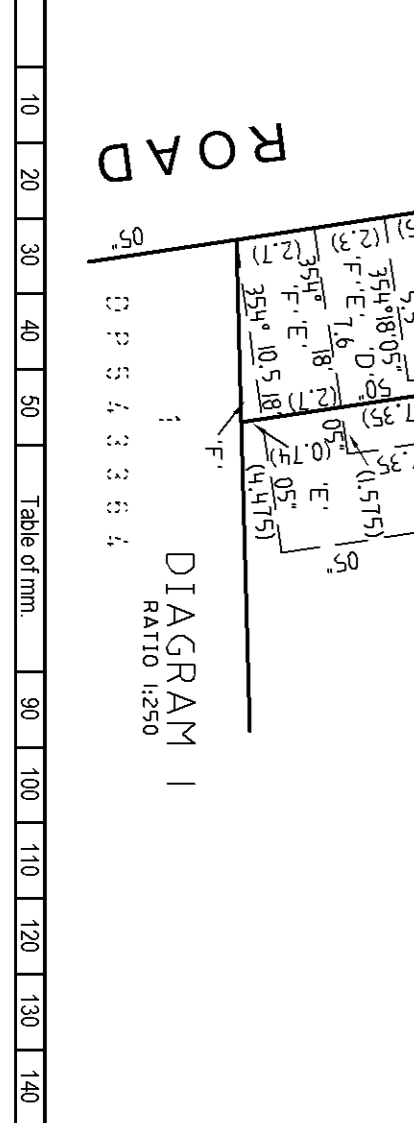


DIAGRAM 10  
 RATIO 1:250





PLAN FORM 6

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 3 sheet(s)

SIGNATURES, SEALS AND STATEMENTS of intention to dedicate public roads, public reserves and drainage reserves or create easements, restrictions on the use of land and positive covenants

PURSUANT TO SEC 88B OF THE CONVEYANCING ACT, 1919, IT IS INTENDED TO CREATE:

1. EASEMENT FOR DRAINAGE OF WATER 3 WIDE 'A'
2. EASEMENT FOR SUPPORT 0.12 WIDE 'C'
3. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE 'B'
4. RESTRICTION ON THE USE OF LAND 'D'
5. RESTRICTION ON THE USE OF LAND 'E'
6. RESTRICTION ON THE USE OF LAND
7. POSITIVE COVENANT
8. RESTRICTION ON THE USE OF LAND 'F'
9. RESTRICTION ON THE USE OF LAND

SEE SHEET 2 FOR SIGNATURES AND SEALS

Office Use Only

DP270736

(DOC.A)

Office Use Only

Registered: 2.12.2011



Title System: TORRENS

Purpose: SUBDIVISION

PLAN OF SUBDIVISION OF LOT 12 IN DP518824

LGA: PARRAMATTA

Locality: WINSTON HILLS

Parish: ST JOHN

County: CUMBERLAND

Survey Certificate

I, .....RODERICK JAMISON.....  
of ..... WILLIAM L. BACKHOUSE PTY LTD  
ABN 88 003 000 708  
P.O. BOX 6807 BAULKHAM HILLS BC NSW 2153

a surveyor registered under the Surveying and Spatial Information Act 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying and Spatial Information Regulation 2006 and was completed on: ..12.10.2011 .....

The survey relates to LOTS 1 to 20 and connections.  
(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature *R Jamison* Dated: 17.10.2011.....  
Surveyor registered under the Surveying and Spatial Information Act 2002

Datum Line: 'X' ~ 'Y' .....

Type: Urban

Plans used in the preparation of survey/compilation  
DP518824, DP543364, DP858854, DP1017465,  
DP1040405, DP818021, DP734611,

If space is insufficient use PLAN FORM 6A annexure sheet

Crown Lands NSW/Western Lands Office Approval

.....in approving this plan certify

(Authorised Officer)

that all necessary approvals in regard to the allocation of the land shown herein have been given

Signature: .....

Date: .....

File Number: .....

Office: .....

Subdivision Certificate

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed SUBDIVISION set out herein  
(insert 'subdivision' or 'new road')

*R Smith*  
\* Authorised Person/\*General Manager/\*Accredited Certifier

Consent Authority: Parramatta City Council

Date of Endorsement: 16 NOVEMBER 2011

Accreditation no: .....

Subdivision Certificate no: SC/121/2011

File no: .....

\* Strike through inapplicable parts.

If space is insufficient use PLAN FORM 6A annexure sheet

Surveyor's Reference: CH4040A8

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 3 sheet(s)

PLAN OF SUBDIVISION OF LOT 12 IN  
DP518824

Office Use Only

DP270736

(DOC.A)

Office Use Only

Registered:  2.12.2011

Subdivision Certificate No.: SC/121/2011

Date of Endorsement: 16 NOVEMBER 2011

Name of Development (Optional)

ILLABUNDA

Address for Service of Notices

ILLABUNDA COMMUNITY ASSOCIATION  
16 BUCKLETS ROAD  
WINSTON HILLS NSW 2153

WARNING STATEMENT (Approved Form 7)

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

VALUER'S CERTIFICATE (Approved Form 9)

I, GEOFF M<sup>c</sup>QUIRK  
of EGAN NATIONAL VALUERS  
being a Valuer registered under the Valuers Registration Act 1975, certify that;

\*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on

^ .....

\*(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on 23 May 2011 being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature...  Date 28/10/11

\* Strike out whichever is inapplicable

^ Insert date of valuation

UPDATE NOTE (Approved Form 8)

This document contains an \*updated/\*revised Schedule of Unit Entitlements and replaces the existing schedule registered on

^ .....

\* Strike out whichever is inapplicable

^ Insert date

SCHEDULE OF UNIT ENTITLEMENT

(if space is insufficient use additional annexure sheet -Plan Form 6A)

| Lot   | Unit Entitlement   | Sub-Division |
|-------|--------------------|--------------|
| 1     | Community property |              |
| 2     | 25                 |              |
| 3     | 25                 |              |
| 4     | 25                 |              |
| 5     | 25                 |              |
| 6     | 23                 |              |
| 7     | 23                 |              |
| 8     | 23                 |              |
| 9     | 23                 |              |
| 10    | 75                 |              |
| 11    | 37                 |              |
| 12    | 37                 |              |
| 13    | 37                 |              |
| 14    | 36                 |              |
| 15    | 36                 |              |
| 16    | 34                 |              |
| 17    | 30                 |              |
| 18    | 28                 |              |
| 19    | 27                 |              |
| 20    | 28                 |              |
| Total | 600                |              |

PLAN FORM 6A

WARNING: Creasing or folding will lead to rejection

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 3 sheet(s)

PLAN OF SUBDIVISION OF LOT 12 IN  
DP518824

Office Use Only

DP270736

(DOC.A)

Office Use Only

Registered:



2.12.2011

Subdivision Certificate No.: SC121/2011

Date of Endorsement: 16 NOVEMBER 2011

Executed by One Tree Hill Projects Pty Limited ABN 33 103 235 196 in accordance with section 127 of the Corporations Act 2001 (Cth) by:

*Clarissa J Davis*  
Signature of Director

*J Cook*  
Signature of Director/Secretary

CLARISSA DAVIS  
Print name of Director

JONATHAN COOK  
Print name of Director/Secretary

Mortgagee under Mortgage No. A653859  
Signed at SAVANNAH (this 21st day of  
NOVEMBER 2011 for National  
Australia Bank Limited ABN 12 004 044 937  
by ROBERT JOHN FEDERER  
its duly appointed Attorney under Power of  
Attorney No. 39 Book 4512

*[Signature]*  
Level 2 Attorney

*[Signature]*  
Witness/Bank Officer