

# **burton & field pty. limited**

A.C.N. 002 093 432

*Consulting Surveyors . Town Planners . Project Managers . Development Consultants*

*Members of Association of Consulting Surveyors N.S.W.*



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Chancery Chambers  
8 Belgrave Street  
MANLY NSW 2095

Our Ref: E754-53442  
BD:DC - Epping  
Your Ref: Lane Sale

We have surveyed for identification purposes only, the land edged red on the sketch adjoining being Lot 261 in Deposited Plan Number 4889, having a frontage of 20.115 metres to Ellery Parade at Seaforth in the Local Government Area of Manly, Parish of Manly Cove and County of Cumberland and further being the whole of the land contained in Certificate of Title Folio Identifier 261/4889.

**WE HEREBY REPORT** that the two storey rendered residence known as No.27 Ellery Parade, Seaforth, with a metal roof erected thereon stands wholly within the boundaries thereof and does not encroach upon any adjoining property or street. The same applies to the inground pool and pool filter erected at the rear of the property.

In our opinion, the position of the residence in relation to the boundaries of the land is as shown on the adjoining sketch. The fences where erected on the boundaries of the land, stand as indicated on the adjoining sketch.

The subject title excludes minerals below a depth of 304.8 meters from the surface and is subject to Rights to Mine created by the registration of Memorandum of Transfer Number A177227.

There are no apparent easements appurtenant to or burdening the subject land.

Full details in relation thereto are shown on the adjoining sketch together with sufficient information for identification purposes.

This report and relevant detail shown on the sketch herewith is for identification and/or building certificate purposes. Any improvements to be erected on or near the boundaries will require further survey.

1 June, 2006

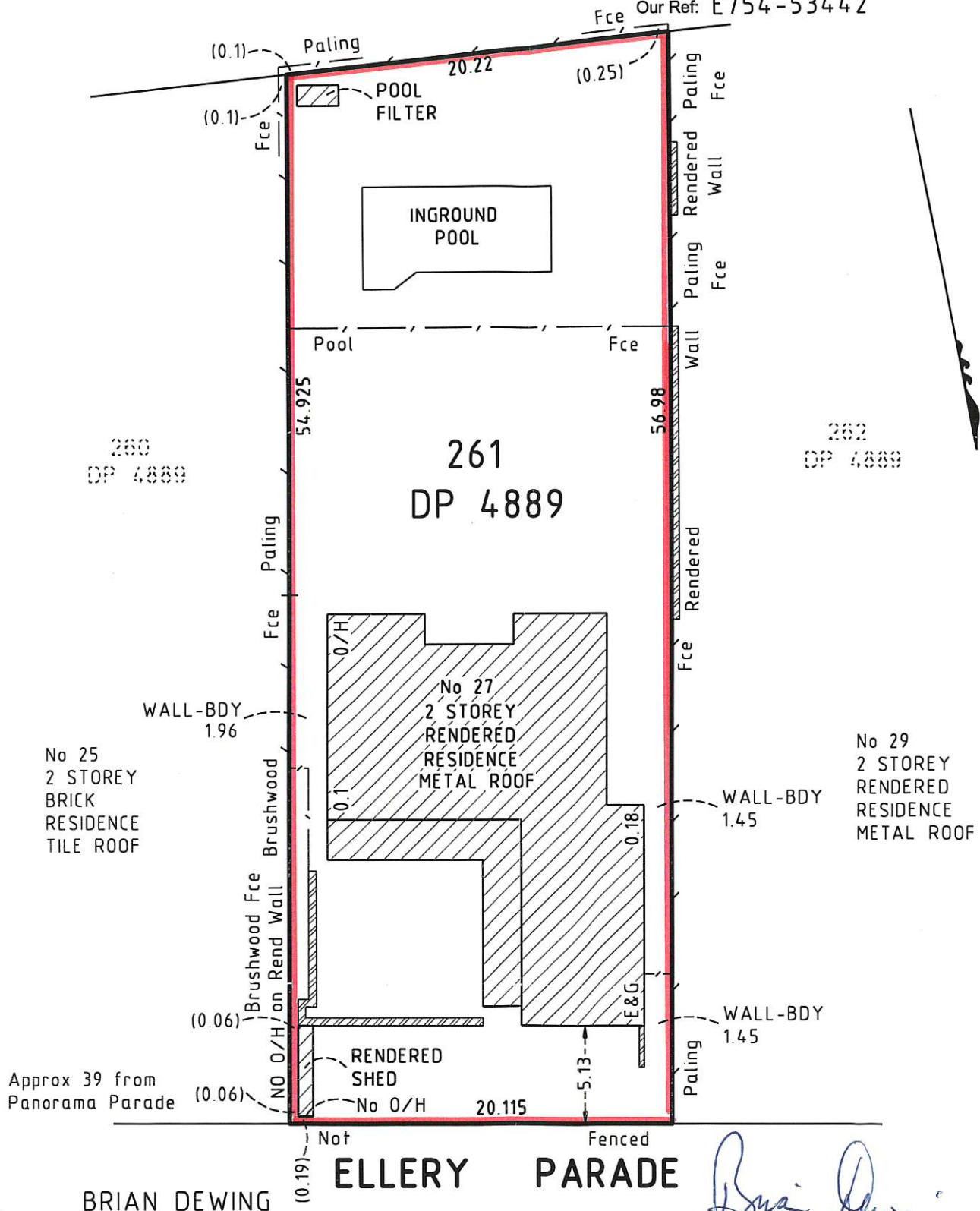
**BURTON AND FIELD PTY. LIMITED**

PER:   
(REGISTERED SURVEYOR)

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Date: 26.5.2006

Our Ref: E754-53442



BRIAN DEWING

I, BRIAN DEWING, of burton & field pty. limited, a surveyor registered under the surveying act 2002, hereby certify that the survey represented in this plan is accurate and has been made in accordance with the survey practice regulation 2001.

*Brian Dewing*

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