

Anthony Hasham
21 Gurney Crescent, Seaforth

Date of Survey: 16 April 2024

**RE: Identification Survey of Recent Improvements over
LOT 16 IN DEPOSITED PLAN 11214
NO. 21 GURNEY CRES, SEAFORTH NSW 2092, AUSTRALIA**

Dear Mr Hasham

Further to your instruction we have surveyed for the purpose of locating the recently constructed improvements over the land comprised in Certificate of Title Folio 16/11214 being Lot 16 in Deposited Plan 11214 located at Seaforth in the Local Government Area of Northern Beaches Parish of Manly Cove and County of Cumberland.

At the date of this report the following encumbrances were registered on Edition No 11 of the title under Schedule 2:

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 AP474060 MORTGAGE TO BANK OF QUEENSLAND LIMITED

The terms of these notifications have not been investigated further for the purpose of this report.

Upon the abovementioned property stands a recently renovated three rendered brick residence known as No. 21 Gurney Crescent, Seaforth.

The positions of recent improvements in relation to the boundaries are as shown on the attached plan. Finished levels have also been observed. No potential subsurface encroachments have been investigated for the purpose of this report.

This report should be read in conjunction with the attached plan prepared by us dated 18 April 2024 which forms part of this report.

This survey was carried out for the purposes of identifying the recent improvements upon the subject land. This report and the accompanying sketch relate only to the aforementioned structures. This survey has been undertaken in accordance with Clause 10 of the Surveying and Spatial Information Regulation 2017.



Brandan Bowd

Registered Land Surveyor Under
The Surveying and Spatial Information Act 2002
Surveyor Id. SU009122

Ref: 32200-24 PART IDENT

Date: 24 April, 2024

