

31 March 2021

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Our ref: 210127\_ID

Wen-Loong Low  
Orchard 1 Pty Ltd  
trustee for Orchard 1 Unit Trust

**RE : Identification Report**  
**Lot 2 DP25713, No 130 Frenchs Forest Road West, Frenchs Forest**

Dear Wen-Long

In accordance with the instructions we have surveyed the whole of the land comprised in Folio Identifier 2/25713 being Lot 2 in Deposited 25713 in the Local Government Area of Northern Beaches Parish of Manly Cove, County of Cumberland and having a frontage of 24.385m to Frenches Forrest Road West, Frenchs Forest and shown on the plan with red edging annexed hereto.

This Survey report is for Identification purposes. This report must not be used for any other matter, purpose or future construction set out.

The date of the survey was on the 18<sup>th</sup> March 2020 and the report is based upon Folio identifiers search issued by the NSW LRS, dated 09/03/2020.

**In our opinion**

Upon this land at the date of survey on the 18<sup>th</sup> March 2020 there stands a two storey rendered residential apartment with a metal roof, known as No 130 Frenchs Forest Road West, Frenchs Forest.

The sketch annexed hereto shows the position of the building in relation to the boundaries. It should also be noted that no attempt has been made to locate below ground improvements of any nature.

**Encumbrances**

The Folio Identifier indicates that the subject land is affected to reservations and Conditions in the Crown Grant (s), together with the following :

1. AP383833 Restriction on the use of Land affecting part of the land.
2. AP383834 Positive Covenant affecting the land.
3. AP383835 Positive Covenant affecting the land.

These are all more fully set out on the title and described in their respective Instruments. All title encumbrances or benefitting rights indicated on the title have not been investigated as part of this survey.

This survey has been prepared for Identification purposes only and for the exclusive use of Meadpoint Pty Limited or their direct legal representative. No liability for loss howsoever arising can be accepted from other persons seeking to rely upon the information contained herein.

Yours sincerely

**Geosurv Pty Ltd**




**G.I. Gibson** Survey ID 1101

Surveyor Registered under the *Surveying and Spatial Information Act, 2002 (NSW)*




FRENCHS FOREST ROAD WEST

BM  
RL 159.925

  
GREGORY IRETON GIBSON  
SURVEYOR REGISTERED UNDER THE SURVEYING  
AND SPATIAL INFORMATION ACT, 2002 (NSW)

THIS PLAN IS TO BE READ IN CONJUNCTION WITH  
MY REPORT DATED 31-03-21 REF: 210127-ID

 1/11 Montgomery Street Kogarah NSW 2217 tel: 1300 554 675 fax: 1300 859 564 e-mail: info@geosurv.com.au www.geosurv.com.au		CLIENT MEADPOINT PTY LTD		IDENT SURVEY OVER No. 130 FRENCHS FOREST ROAD WEST FRENCHS FOREST, NSW		
LOCALITY FRENCHS FOREST		DP 25713		REFERENCE No. 210127-ID		
L.G.A. NORTHERN BEACHES		LOT No. / SECTION No. 2		DATE OF SURVEY 26-03-21		
SURVEYOR ST		APPROVED GIG		SCALE (DO NOT SCALE) 1:150		SHEET No. 3 OF 3

