

Sue Brauer
12A RABAU RD, NORTH CURL CURL NSW 2099

**RE: IDENTIFICATION SURVEY
LOT 391 IN DEPOSITED PLAN 838916
NO. 12A RABAU RD, NORTH CURL CURL NSW 2099**

We have surveyed part of the land comprised in Certificate of Title Folio Identifier 391/838916 being Lot 391 in Deposited Plan 838916 located at NORTH CURL CURL in the Local Government Area of NORTHERN BEACHES Parish of MANLY COVE and County of CUMBERLAND.

Upon the abovementioned property stands a rendered and brick house with a tile roof and garage under known as No. 12A RABAU RD, NORTH CURL CURL NSW 2099.

The positions of the timber poles in relation to the boundaries are as shown on the attached sketch. Levels of the poles have also been determined.

There is a Right of Carriageway, Easement to Drain Water and Easement for Services 3.5 metres wide affecting the parts shown so burdened in the title diagram, created by D.P. 838916 and shown as (C) on the attached sketch.

There is an Easement to Drain Water 2.2 metres wide affecting the parts shown so burdened in the title diagram, created by D.P. 838916 and shown as (B) on the attached sketch.

There is an Easement for Services 1 metre wide affecting the parts shown so burdened in the title diagram, created by D.P. 838916 and shown as (A) on the attached sketch.

No Restrictions have been investigated for the purposes of this survey. You should convince yourself that the terms of any Restrictions do not adversely affect your proposed use of the property.

This report should be read in conjunction with the attached sketch prepared by us dated 24/01/2025 which forms part of this report.

The survey shown on the attached sketch is for identification survey purposes only. Should further additions or improvements be proposed upon the subject property after this date the boundaries must be marked on the ground prior to construction.



David Armstrong
Registered Surveyor
Surveyor Id. 8909

Ref: 21355-22 ID
Date: 24th Jan 2025