

Aspect Development and Survey Pty Ltd

CONSULTING REGISTERED SURVEYORS

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4 December 2020

ROHAN RITCHIE

63 The Outlook
BILGOLA PLATEAU NSW 2107

Our Ref: 21/1037135/317930
Your Ref: Ritchie

SURVEY REPORT

Dear Sirs

Acting in accordance with your instructions, I have surveyed for identification purposes only the land in Certificate of Title Folio Identifier 234/16902, being Lot 234 in Deposited Plan Number 16902, situated with a frontage to The Outlook at Bilgola Plateau, in the Local Government Area of Northern Beaches, Parish of Narrabeen, County of Cumberland and report as follows:

1. The subject land is shown on the attached sketch - 21/1037135/317930.
2. The survey undertaken is based on Title details dated 24 August 2020, obtained from New South Wales Land Registry Services.
3. The survey undertaken is with regard to the residence and new additions to residence only and no other improvements have been located.
4. The relationship of the residence and additions to the residence surveyed to the boundaries are as shown on the attached sketch.
5. The subject land is affected by:
C118341 Covenant.

With regards to the residence, additions and subject land, I note that no investigation has been carried out by this office to verify any compliance with the above restriction(s) or covenant(s).

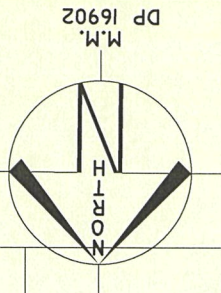
6. During the course of the survey no investigation has been undertaken to determine the existence of any possible subterranean services, structures or encroachments.
7. If further improvements are proposed the boundaries of the subject land should be marked.

Yours Sincerely



David Burton B.Surv. M.I.S.N.S.W.
Surveyor Registered under the Surveying
and Spatial Information Act, 2002.

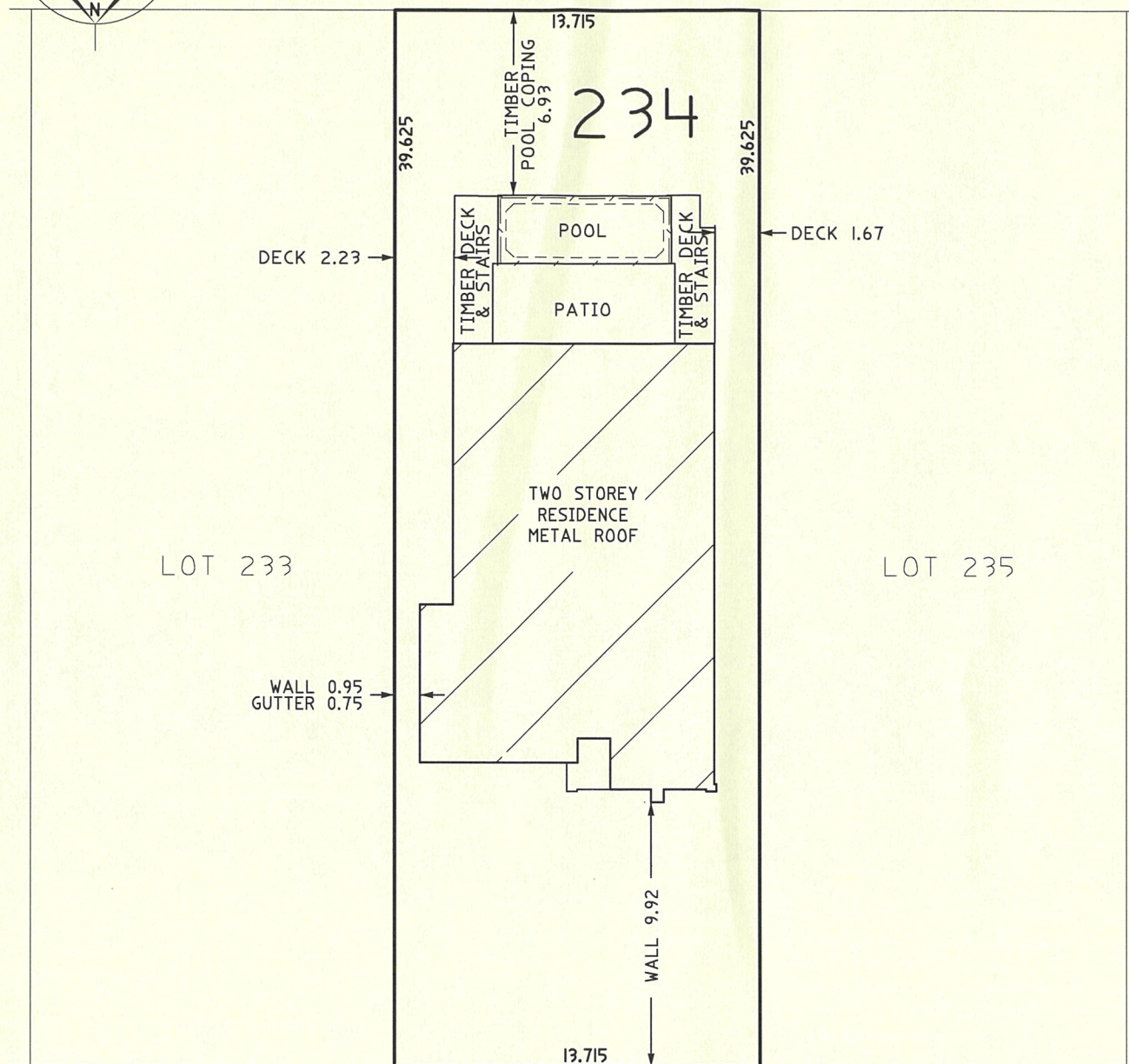
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SKETCH

IF FURTHER IMPROVEMENTS ARE PROPOSED THE BOUNDARIES OF THE SUBJECT LAND SHOULD BE MARKED.

PAGE 2 OF 2.
NOTE: PAGE 1 FORMS AN INTEGRAL PART OF THIS SURVEY REPORT



THE OUTLOOK

LOT DIMENSIONS SHOWN ARE TAKEN FROM THE BASE DEPOSITED PLAN. IF A SUBSEQUENT PLAN OF SURVEY IS UNDERTAKEN OVER THE SUBJECT LAND OR IN ITS VICINITY AND LODGED AT LAND AND PROPERTY INFORMATION NSW, THESE DIMENSIONS MAY CHANGE.

ASPECT DEVELOPMENT & SURVEY PTY LTD A.C.N. 078 649 000

OUR REF: 21/1037135/317930
YOUR REF: RITCHIE

SUBURB: BILGOLA PLATEAU

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