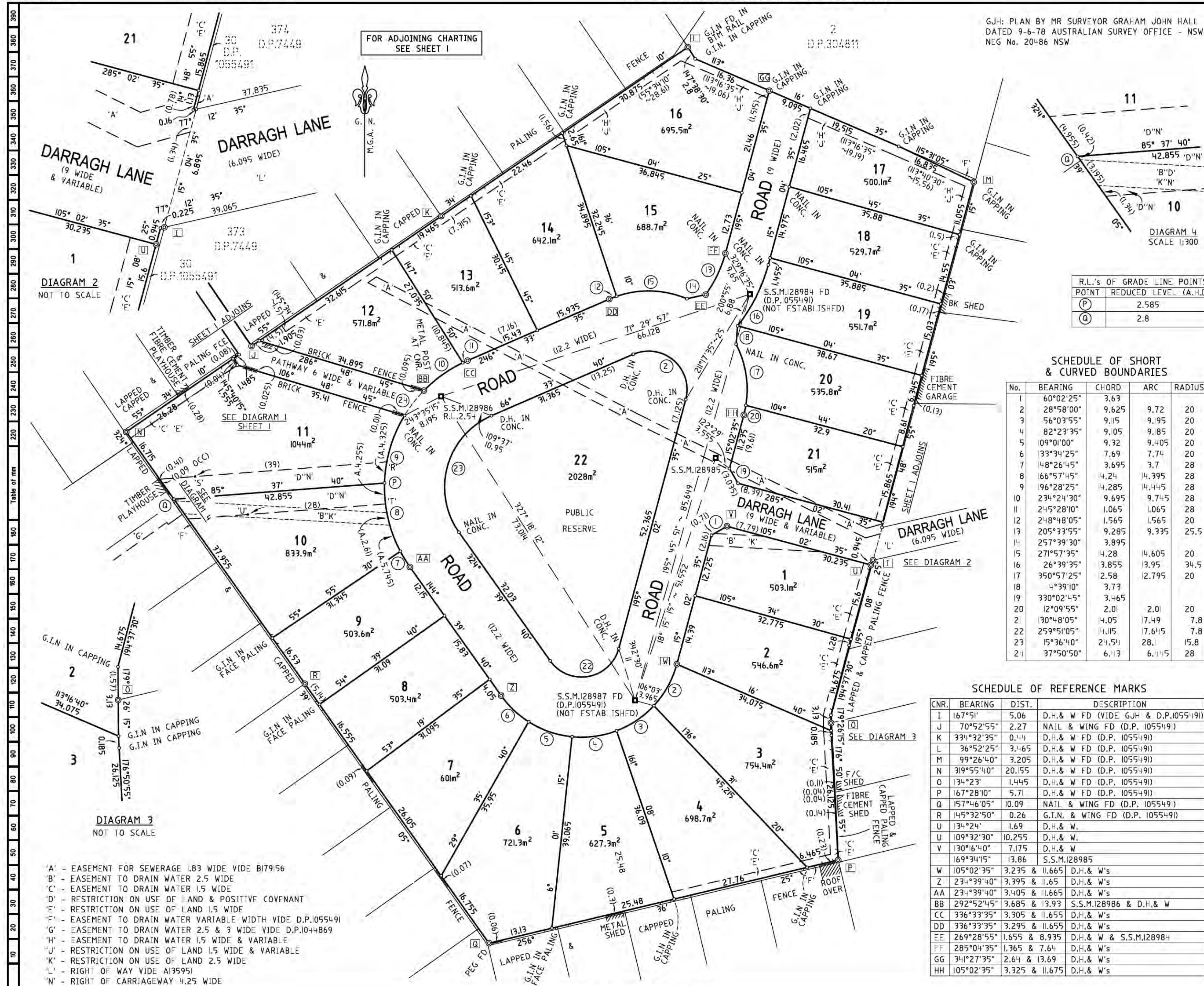


Table 4.1: Lot Size

Lot No.	Lot Area (m²)
1	506.4
2	551.3
3	761.0
4	711.2
5	638.8
6	734.4
7	611.9
8	510.3
9	510.4
10	845.6
11	1066.1
12	586.0
13	521.1
14	649.9
15	688.8
16	706.4
17	505.0
18	537.0
19	555.3
20	539.3
21	517.7
22 (park)	2028.0
Public Roads	3733.3
Total Site	19015

HABERFIELD

	Area (m2)
Lot 1	503.1
Lot 2	546.6
Lot 3	754.4
Lot 4	698.7
Lot 5	627.3
Lot 6	721.3
Lot 7	601
Lot 8	503.4
Lot 9	503.6
Lot 10	830.2
Lot 11	1048
Lot 12	571.8
Lot 13	513.6
Lot 14	642.1
Lot 15	688.7
Lot 16	693.8
Lot 17	500
Lot 18	529.7
Lot 19	551.7
Lot 20	535.8
Lot 21	515.1
TOTAL	13079.9



Registered:

This is sheet 2 of my plan in 2 sheets
dated 16th April 2003

Surveyor registered under Surveyor Act 1929

This is sheet _____ of the plan of _____ sheets
covered by Subdivision Certificate No. _____
of _____

Authorised Person/General Manager/Accredited Certifier

For use where space is insufficient in any panel on Plan Form 2.

R.L.'s OF GRADE LINE POINTS	
POINT	REDUCED LEVEL (A.H.D.)
(P)	2.585
(Q)	2.8

SCHEDULE OF SHORT & CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
1	60°02'25"	3.63		
2	28°58'00"	9.625	9.72	20
3	56°03'55"	9.115	9.195	20
4	82°23'35"	9.105	9.185	20
5	109°01'00"	9.32	9.405	20
6	133°34'25"	7.69	7.74	20
7	148°26'45"	3.695	3.7	28
8	166°57'45"	14.24	14.395	28
9	196°28'25"	14.285	14.445	28
10	234°21'30"	9.695	9.745	28
11	245°28'10"	1.065	1.065	28
12	248°48'05"	1.565	1.565	20
13	205°33'55"	9.285	9.335	25.5
14	277°39'30"	3.895		
15	211°57'35"	14.28	14.605	20
16	26°39'35"	13.855	13.95	34.5
17	350°57'25"	12.58	12.795	20
18	4°39'10"	3.73		
19	330°02'45"	3.465		
20	12°09'55"	2.01	2.01	20
21	130°48'05"	14.05	17.49	7.8
22	259°51'05"	14.115	17.645	7.8
23	15°36'40"	24.54	28.1	15.8
24	37°50'50"	6.43	6.445	28

SCHEDULE OF REFERENCE MARKS

CNR.	BEARING	DIST.	DESCRIPTION
I	167°51'	5.06	D.H. & W FD (VIDE G.U.H. & D.P.1055491)
J	70°52'55"	2.27	NAIL & WING FD (D.P. 1055491)
K	334°32'35"	0.44	D.H. & W FD (D.P. 1055491)
L	36°52'25"	3.465	D.H. & W FD (D.P. 1055491)
M	99°26'40"	3.205	D.H. & W FD (D.P. 1055491)
N	319°55'40"	20.155	D.H. & W FD (D.P. 1055491)
O	134°23'	1.445	D.H. & W FD (D.P. 1055491)
P	167°28'10"	5.71	D.H. & W FD (D.P. 1055491)
Q	157°46'05"	10.09	NAIL & WING FD (D.P. 1055491)
R	145°32'50"	0.26	G.T.N. & WING FD (D.P. 1055491)
U	134°24'	1.69	D.H. & W.
U	109°32'30"	10.255	D.H. & W.
V	130°16'40"	7.175	D.H. & W
	169°34'15"	13.86	S.S.M.128985
W	105°02'35"	3.235 & 11.665	D.H. & W's
Z	234°39'40"	3.395 & 11.65	D.H. & W's
AA	234°39'40"	3.405 & 11.665	D.H. & W's
BB	292°52'45"	3.685 & 13.93	S.S.M.128986 & D.H. & W
CC	336°33'35"	3.305 & 11.655	D.H. & W's
DD	336°33'35"	3.295 & 11.655	D.H. & W's
EE	269°28'55"	1.655 & 8.935	D.H. & W & S.S.M.128984
FF	285°04'35"	1.365 & 7.64	D.H. & W's
GG	341°27'35"	2.64 & 13.69	D.H. & W's
HH	105°02'35"	3.325 & 11.675	D.H. & W's

Reduction Ratio: 1:500

SURVEYOR'S REFERENCE: 1696b-2

CAD REF.1696S12

4.3 *Proposed Subdivision*

The proposed use of the land being a low density residential development conforms to the provisions of the Planning Scheme. The proposed subdivision The 21 residential allotments range in size from 500m² to 1048m² with the majority of lots being between 500m² to 750m² and the average lot size being 623 square metres. The total area of the 21 lots comprises 13,081.60 square metres and a public reserve area of 2,028 square metres to be dedicated to council. The Lot sizes are described below and as per the subdivision plan as follows:

Lot Number	Lot Size sqm	Lot Number	Lot Size sqm
1	503.1	12	571.8
2	546.6	13	513.6
3	754.4	14	642.1
4	698.7	15	688.7
5	627.3	16	695.5
6	721.3	17	500.1
7	601	18	529.7
8	503.4	19	551.7
9	503.6	20	535.8
10	830.2	21	515
11	1048	Sub Total	13,081.60

10.1 Proposed Lot Sizes

Lot Number	Lot size (Sqm)	Main Frontage (m)	Comments
1	503.1	16.4	Has northern boundary running along Darragh Lane (access point to subdivision) and Easement to Drain water 2.5 Wide traversing along the north western corner
2	546.6	14.4	
3	754.4	9.7	
4	698.7	9.2	
5	627.3	9.2	
6	721.3	9.4	
7	601.0	11.8	
8	503.4	15.8	
9	503.6	15.9	
10	830.2	11.4	Easement to Drain water 2.5 Wide running along the northern boundary
11	1,048.0	17.4	Northern boundary adjoins the pathway
12	571.8	9.7	Southern boundary adjoins the pathway and Easement for sewerage 1.83 Wide traversing along the north eastern corner
13	513.6	16.5	Easement for sewerage 1.83 Wide traversing along the south western corner
14	642.1	17.5	
15	688.7	40.1	
16	695.5	21.5	
17	500.1	16.5	
18	529.7	15.0	
19	551.7	15.4	
20	535.8	16.5	
21	515.0	16.7	Has southern boundary running along Darragh Lane (access point to subdivision) and Easement for Sewerage 1.83 Wide traversing along the south western corner
22	2,028.0		Public Reserve



Rescinded Contract for Sale extracts

Vendor	Name The Commonwealth of Australia Address Level 8, 270 Pitt Street, Sydney NSW 2000	ACN/ARBN ABN 61 970 632 495
Vendor's ☐ SOLICITOR ☐ conveyancer	Name Blake Dawson Waldron Address and DX Level 37, 225 George Street, Sydney NSW 2000 DX 355 1	Phone 02 9258 6000 Fax 02 9258 6999
Depositholder	Vendor's agent	gela Snedden
Completion date	Refer to clause 30.	NO ☐ Yes (clause 3)
Property	The land, the improvement	act date (clause 15)
Land Address Plan	Lot 2, 140A Hawthorne Park Registered plan Unregistered plan: which is part of	usions (copy attached) ched) (clause 28) :09 (copy attached) 437
Title	Volume 4884 Fol ☒ TORRENS ☐ strat: ☒ FEE SIMPLE - owner	No. ☐ old system m Crown ☐ other
Improvements	☐ HOUSE ☐ garag: ☒ none ☐ other:	unit ☐ carspace
Inclusions	Nil	

**CONTRACT
RESCINDED
10 DECEMBER
2004**

s47D

NOTE: Subject to clause 13, the price INCLUDES goods and services tax (if any) payable by the vendor.

Vendor	Name The Commonwealth of Australia Address Level 8, 270 Pitt Street, Sydney NSW 2000	ACN/ABN ABN 61 970 632 495
Vendor's ☐ SOLICITOR ☐ conveyancer	Name Blake Dawson Waldron Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000 DX 355 Sydney	Phone 02 9258 6000 Fax 02 9258 6999 Ref Angela Snedden
Deposit holder	Vendor's agent	Invest deposit ☐ NO ☐ Yes (clause 3)
Completion date	Refer to clause 30.1	day after the contract date (clause 15)
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions	
Land	Address Lot 3, 140A Hawthorne Parade, Haberfield Plan Registered plan Lot 3 Section Plan (copy attached) Unregistered plan: Lot 3 in an unregistered plan (copy attached) (clause 28) which is part of Lot A Section Plan DP 948209 (copy attached) 1-10 DP 130437	
Title	Volume 4884 Folio 148 Book No. ☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system ☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other	
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:	
Inclusions	Nil	

s47D

Vendor		Name The Commonwealth of Australia		ACN/ARBN	
		Address Level 8, 270 Pitt Street, Sydney NSW 2000		ABN	61 970 632 495
Vendor's		Name Blake Dawson Waldron		Phone	02 9258 6000
☐ SOLICITOR		Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000		Fax	02 9258 6999
☐ conveyancer		DX 355 Sydney		Ref	Angela Snedden
Depositholder		Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 3)	
Completion date		Refer to clause 30.1		day after the contract date (clause 15)	
Property		The land, the improvements, all fixtures and the inclusions, but not the exclusions			
Land	Address	Lot 4, 140A Hawthorne Parade, Haberfield			
	Plan	Registered plan	Lot	Section	Plan (copy attached)
		Unregistered plan:	Lot 4	in an unregistered plan (copy attached)	(clause 28)
		which is part of	Lot A	Section	Plan DP 948209 (copy attached)
			1-10		DP 130437
Title	Volume	4884	Folio	148	Book No.
	☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system				
	☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other				
Improvements		☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace			
		☒ none ☐ other:			
Inclusions		Nil			

s47D

		Arthur Paschalidis			
Vendor	Name	The Commonwealth of Australia		ACN/ABN	
	Address	Level 8, 270 Pitt Street, Sydney NSW 2000		ABN	61 970 632 495
Vendor's ☐ SOLICITOR ☐ conveyancer	Name	Blake Dawson Waldron		Phone	02 9258 6000
	Address and DX	Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000		Fax	02 9258 6999
		DX 355 Sydney		Ref	Angela Snedden
Depositholder	Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 3)		
Completion date	Refer to clause 30.1		day after the contract date (clause 15)		
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions				
Land	Address	Lot 5, 140A Hawthorne Parade, Haberfield			
	Plan	Registered plan	Lot	Section	Plan (copy attached)
		Unregistered plan:	Lot 5	in an unregistered plan (copy attached)	(clause 28)
		which is part of	Lot A	Section	Plan DP 948209 (copy attached)
			1-10		DP 130437
Title	Volume 4884	Folio 148	Book	No.	
	☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system ☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other				
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:				
Inclusions	Nil				

s47D

		Arthur Paschalis	
Vendor	Name	The Commonwealth of Australia	ACN/ABN ABN 61 970 532 495
	Address	Level 8, 270 Pitt Street, Sydney NSW 2000	
Vendor's ☐ SOLICITOR	Name	Blake Dawson Waldron	Phone 02 9258 6000
	Address and DX	Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000	Fax 02 9258 6999
☐ conveyancer		DX 355 Sydney	Ref Angela Snedden
Depositholder	Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 3)
Completion date	Refer to clause 30.1		day after the contract date (clause 15)
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions		
Land	Address	Lot 6, 140A Hawthorne Parade, Haberfield	
	Plan	Registered plan	Lot 6 Section Plan (copy attached)
		Unregistered plan:	Lot 4 in an unregistered plan (copy attached) (clause 28)
		which is part of	Lot A Section Plan DP 948209 (copy attached)
			DP 130437
Title	Volume 4884	Folio 148	Book No.
	☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system ☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other		
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:		
Inclusions	Nil		

s47D

Vendor		Name The Commonwealth of Australia		ACHVAP/88 ABN 61 975 632 495	
Address		Level 8, 270 Pitt Street, Sydney NSW 2000			
Vendor's ☐ SOLICITOR		Name Blake Dawson Waldron		Phone 02 9258 9000	
☐ conveyancer		Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000		Fax 02 9258 5999	
		DX 355 Sydney		Ref Angela Snedden	
Deposit holder		Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 2)	
Completion date		Refer to clause 30.1		day after the contract date (clause 15)	
Property		The land, the improvements, all fixtures and the inclusions, but not the exclusions.			
Land	Address	Lot 8, 140A Hawthorne Parade, Haberfield			
	Plan	Registered plan	Lot	Section	Plan (copy attached (clause 28))
		Unregistered plan:	Lot B	in an unregistered plan (copy attached) (clause 28)	
		which is part of	Lot A	Section	Plan DP 948209 (copy attached)
			1-10		DP 130437
Title		Volume 4884	Folio 148	Book	No.
		☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system ☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other			
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:				
Exclusions	Nil				

s47D

Vendor		Name The Commonwealth of Australia		ACN/ABN ABN 61 970 832 496	
		Address Level 8, 270 Pitt Street, Sydney NSW 2000			
Vendor's		Name Blake Dawson Waldron		Phone 02 9258 6000	
☐ SOLICITOR		Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000		Fax 02 9258 8999	
☐ conveyancer		DX 355 Sydney		Ref Angela Snedden	
Deposit holder		Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 3)	
Completion date		Refer to clause 30.1		day after the contract date (clause 15)	
Property		The land, the improvements, all fixtures and the inclusions, but not the exclusions			
Land Address		Lot 9, 140A Hawthorne Parade, Haberfield			
Plan		Registered plan Lot Section Plan (copy attached)			
		Unregistered plan: Lot 9 in an unregistered plan (copy attached) (clause 26)			
		which is part of Lot A Section Plan DP 948209 (copy attached)			
		1-10 DP 130437			
Title		Volume 4884 Folio 148 Book No.			
		☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system			
		☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other			
Improvements		☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace			
		☒ none ☐ other:			
Inclusions		Nil			

s47D

SYDNEY NSW 2000		Ref	Robert Lowe/ Arthur Paschalis
Vendor	Name The Commonwealth of Australia	ACN/ARBN	
	Address Level 8, 270 Pitt Street, Sydney NSW 2000	ABN	61 970 632 495
Vendor's ☐ SOLICITOR	Name Blake Dawson Waldron	Phone	02 9258 6000
☐ conveyancer	Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000 DX 355 Sydney	Fax	02 9258 6999
		Ref	Angela Snedden
Depositholder	Vendor's agent	Invest deposit	☐ NO ☐ Yes (clause 3)
Completion date	Refer to clause 30.1	day after the contract date (clause 15)	
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions		
Land	Address Lot 10, 140A Hawthorne Parade, Haberfield		
Plan	Registered plan	Lot	Section Plan (copy attached)
	Unregistered plan:	Lot 10	in an unregistered plan (copy attached) (clause 28)
	which is part of	Lot A	Section Plan DP 948209 (copy attached)
		1-10	DP 130437
Title	Volume 4884	Folio 148	Book No.
	☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system		
	☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other		
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace		
	☒ none ☐ other:		

s47D

Vendor	Name The Commonwealth of Australia Address Level 8, 270 Pitt Street, Sydney NSW 2000	ACN/ABN ABN 61 970 632 495
Vendor's ☐ SOLICITOR ☐ conveyancer	Name Blake Dawson Waldron Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000 DX 355 Sydney	Phone 02 9258 6000 Fax 02 9258 6999 Ref Angela Snedden
Depositholder	Vendor's agent	Invest deposit ☐ NO ☐ Yes (clause 3)
Completion date	Refer to clause 30.1	day after the contract date (clause 15)
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions	
Land Address	Lot 11, 140A Hawthorne Parade, Haberfield	
Plan	Registered plan	Lot Section Plan (copy attached)
	Unregistered plan:	Lot 11 in an unregistered plan (copy attached) (clause 28)
	which is part of	Lot A Section Plan DP 948209 (copy attached)
		DP 130437
Title	Volume 4884 Folio 148	Book No.
	☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system	
	☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other	
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:	
Inclusions	Nil	
Exclusions	Nil	

s47D

Vendor	Name The Commonwealth of Australia		ACN/ABN	
	Address Level 8, 270 Pitt Street, Sydney NSW 2000		ABN 61 970 632 495	
Vendor's ☐ SOLICITOR	Name Blake Dawson Waldron		Phone 02 9258 6000	
☐ conveyancer	Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000 DX 355 Sydney		Fax 02 9258 6999 Ref Angela Snedden	
Depositholder	Vendor's agent		Invest deposit ☐ NO ☒ Yes (clause 1)	
Completion date	Refer to clause 30.1		day after the contract date (clause 1)	
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions			
Land	Address: Lot 12, 140A Hawthorne Parade, Haberfield			
Plan	Registered plan	Lot	Section	Plan (copy attach (clause 28))
	Unregistered plan:	Lot 12	in an unregistered plan (copy attached)	(clause 28)
	which is part of	Lot A	Section	Plan DP 948209 (copy attach (clause 28))
		1-10		DP 130437
Title	Volume 4884	Folio 148	Book	No.
	☒ TORRENS	☐ strata	☐ community	☐ qualified
	☒ FEE SIMPLE - ownership	☒ purchase from Crown	☐ limited	☐ old system
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace			
	☒ none ☐ other:			
Inclusions	Nil			

s47D

Vendor	Name	The Commonwealth of Australia		ACN/ARBN	
	Address	Level 8, 270 Pitt Street, Sydney NSW 2000		ABN	51 970 632 495
Vendor's ☐ SOLICITOR	Name	Blake Dawson Waldron		Phone	02 9258 6000
☐ conveyancer	Address and DX	Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000		Fax	02 9258 6999
		DX 355 Sydney		Ref	Angela Snedden
Depositholder	Vendor's agent	Invest deposit ☐ NO ☐ Yes (clause 3)			
Completion date	Refer to clause 30.1	day after the contract date (clause 15)			
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions				
Land	Address	Lot 13, 140A Hawthorne Parade, Haberfield			
	Plan	Registered plan	Lot	Section	Plan (copy attached)
		Unregistered plan:	Lot 13	in an unregistered plan	(copy attached) (clause 28)
		which is part of	Lot A	Section	Plan DP 948209 (copy attached)
			1-10		DP 130437
	Title	Volume 4884	Folio 148	Book	No.
		☒ TORRENS	☐ strata	☐ community	☐ qualified
		☐ limited	☐ old system		
		☒ FEE SIMPLE - ownership	☒ purchase from Crown	☐ lease from Crown	☐ other
Improvements	☐ HOUSE	☐ garage	☐ carport	☐ factory	☐ flats
	☐ home unit	☐ carspace			
	☒ none	☐ other:			
Inclusions	Nil				

s47D

Vendor		Name: 5 AUGUST 2004		ACN/ARBN	
		Address:		ABN	61 970 632 495
Vendor's		Name:		Phone	02 9258 6000
☐ SOLICITOR		Address:		Fax	02 9258 6999
☐ conveyancer				Ref	Angela Snedden
Deposit holder		Vendor		Invest deposit ☐ NO ☐ Yes (clause 3)	
Completion date		Refer to clause 30.1		day after the contract date (clause 15)	
Property		The land, the improvements, all fixtures and the inclusions, but not the exclusions			
Land	Address	Lot 14, 140A Hawthorne Parade, Haberfield			
	Plan	Registered plan	Lot	Section	Plan (copy attached)
		Unregistered plan:	Lot 14	in an unregistered plan (copy attached) (clause 28)	
		which is part of	Lot A	Section	Plan DP 948209 (copy attached)
			1-10		DP 130437
	Title	Volume 4884	Folio 148	Book	No.
		☒ TORRENS	☐ strata	☐ community	☐ qualified
		☐ limited	☐ old system		
		☒ FEE SIMPLE - ownership	☒ purchase from Crown	☐ lease from Crown	☐ other
Improvements		☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace			
		☒ none ☐ other:			
Inclusions		Nil			

s47D

Vendor	Name Th	Address Len	ACN/ABN/ABN 61 970 632 495
Vendor's ☐ SOLICITOR ☐ conveyancer	Name Bls Address and C	Phone 02 9258 6000 Fax 02 9258 6999	Ref Angela Snedden
Deposit holder	Vendor's agent	Invest deposit ☐ NO ☐ Yes (clause 15)	
Completion date	Refer to clause 30.1 day after the contract date (clause 15)		
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions		
Land Address Plan	Lot 16, 140A Hawthorne Parade, Haberfield		
Title	Registered plan: Unregistered plan: which is part of	Lot 16 Section A 1-10	Plan (copy attach) (clause 28) DP 948209 (copy attach) DP 130437
Improvements	☒ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:		

s47D

Vendor		Name	The Commonwealth of Australia		ACN/ABN	
Address		Level 8, 270 Pitt Street, Sydney NSW 2000			ABN	61 970 632 495
Vendor's ☐ SOLICITOR		Name	Blake Dawson Waldron	Phone	02 9258 6900	
☐ conveyancer		Address and DX	Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000	Fax	02 9258 6999	
Deposit holder		Vendor's agent		Ref	Angela Snedden	
Completion date		Refer to clause 30.1		Invest deposit	☐ NO ☐ Yes (clause 3)	
Property		The land, the improvements, all fixtures and the inclusions, but not the exclusions				
Land Address		Lot 19, 140A Hawthorne Parade, Haberfield				
Plan		Registered plan	Lot	Section	Plan	(copy attached)
Unregistered plan:		Lot	19	In an unregistered plan (copy attached)	(clause 28)	
which is part of		Lot	A	Section	Plan	DP 948209 (copy attached)
Title		Volume 4884	Folio 148	Book	No.	
		☒ TORRENS	☐ strata	☐ community	☐ qualified	☐ limited ☐ old system
		☒ FEE SIMPLE - ownership		☒ purchase from Crown	☐ lease from Crown	☐ other
Improvements		☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:				

Vendor		Name	The Commonwealth of Australia		ACN/ABN	
Address		Level 8, 270 Pitt Street, Sydney NSW 2000			ABN	61 970 632 495
Vendor's		Name	Blake Dawson Waldron		Phone	02 9258 6000
☐ SOLICITOR		Address and DX	Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000		Fax	02 9258 6999
☐ conveyancer			DX 355 Sydney		Ref	Angela Snedden
Deposit holder		Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 2)		
Completion date		Refer to clause 30.1 day after the contract date (clause 15)				
The land, the improvements, all fixtures and the inclusions, but not the exclusions						
Land	Address	Lot	Section	Plan	(copy attach)	
	Registered plan	Lot 20	In an unregistered plan (copy attached)	(clause 28)		
	Unregistered plan:	Lot A	Section	Plan	DP 948209	(copy attach)
	which is part of	1-10			DP 130437	
Title	Volume 4894	Folio 148	Book	No.		
	☒ TORRENS	☐ strata	☐ community	☐ qualified	☐ limited	☐ old system
	☒ FEE SIMPLE - ownership	☒ purchase from Crown	☐ lease from Crown	☐ other		
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other:					

Vendor	Name The Commonwealth of Australia Address Level B, 270 Pitt Street, Sydney NSW 2000		ACN/AFIN ABN 61 970 632 495
Vendor's ☐ SOLICITOR ☐ conveyancer	Name Blake Dawson Waldron Address and DX Level 37, Grosvenor Place, 225 George Street, SYDNEY NSW 2000 DX 355 Sydney		Phone 02 9258 6000 Fax 02 9258 6999 Ref Angela Snedden
Depositholder	Vendor's agent		Invest deposit ☐ NO ☐ Yes (clause 15)
Completion date	Refer to clause 30.1		day after the contract date (clause 15)
Property	The land, the improvements, all fixtures and the inclusions, but not the exclusions		
Land	Address Plan	Registered plan Unregistered plan: which is part of	Lot Section Plan 21 in an unregistered plan (copy attached) (clause 28) A Section Plan DP 948209 (copy attached) 1-10 DP 130437
Title	Volume 4884 Folio 148 ☒ TORRENS ☐ strata ☐ community ☐ qualified ☐ limited ☐ old system ☒ FEE SIMPLE - ownership ☒ purchase from Crown ☐ lease from Crown ☐ other		
Improvements	☐ HOUSE ☐ garage ☐ carport ☐ factory ☐ flats ☐ home unit ☐ carspace ☒ none ☐ other.		

s47D

Department of Defence (Infrastructure Division)

Haberfield Development - Sale of Lots 1 to 21, 140A Hawthorne Parade, Haberfield

Lot No.	Purchaser(s)	Purchase Price	Deposit or Deposit Bond?	Deposit to be invested?	Tax File Number	Requisitions received	Requisitions answered
1	s47D						
2							
3						28 May 2003	
4							
5						23 May 2003	
6						22 May 2003	
7						19 May 2003	
8						10 June 2003	

s47D

08 August 2012

s47D

Department of Defence (Infrastructure Division)

Haberfield Development - Sale of Lots 1 to 21, 140A Hawthorne Parade, Haberfield

Lot No.	Purchaser(s)	Purchase Price	Deposit or Deposit Bond?	Deposit to be invested?	Tax File Number	Requisitions received	Requisitions answered
9	s47D						
10						CONTRACT RESCINDED 8/07/04	
11						25 June 2003	
12							
13							
14						CONTRACT RESCINDED 5/08/04	
15						18 June 2003	
16						CONTRACT RESCISSION IN PROGRESS 4/08/04	
17							

s47D

08 August 2012

s47D

Department of Defence (Infrastructure Division)

Haberfield Development - Sale of Lots 1 to 21, 140A Hawthorne Parade, Haberfield

Lot No.	Purchaser(s)	Purchase Price	Deposit or Deposit Bond?	Deposit to be invested?	Tax File Number	Requisitions received	Requisitions answered
s47D							
18						22 May 2003	
19						15 May 2003	
20						22 May 2003	
21						19 May 2003	

s47D
08 August 2012

s47D

Name of purchaser	Property/lot purchased	Date of contract	Purchase price
s47D	Lot 1/140A Hawthorne Parade, Haberfield	11 May 2003	s47D
	Lot 7/ 140A Hawthorne Parade, Haberfield	11 May 2003	
	Lot 8/140A Hawthorne Parade, Haberfield	11 May 2003	
	Lot 15/140A Hawthorne Parade, Haberfield	11 May 2003	
	Lot 18/140A Hawthorne Parade, Haberfield	11 May 2003	

Source: *Haberfield Subdivision - Briefing Paper - Proposed Drainage Works*, Ashurst. dated 22 November 2015

NAME OF PURCHASER	LOT PURCHASED	DATE OF CONTRACT	PURCHASE PRICE	DEPOSIT + INTEREST
s47D	Lot 1/140A Hawthorne Parade, Haberfield	11 May 2003	s47D	
	Lot 7/ 140A Hawthorne Parade, Haberfield	11 May 2003		
	Lot 8/140A Hawthorne Parade, Haberfield	11 May 2003		
	Lot 15/140A Hawthorne Parade, Haberfield	11 May 2003		
	Lot 18/140A Hawthorne Parade, Haberfield	11 May 2003		

Project Dependencies

Five Remaining Contract Holders

Of the 21 sale contracts originally entered into in May 2003, 16 contracts have since been rescinded by mutual agreement with Defence due to the extensive delay in settlement.

To date, five (5) conditional contract holders remain with deposit monies still held in trust. Details of each of the remaining Lots and the original purchase prices are listed below;

Property / Lot Purchased	Lot Size	Name of Purchaser	Date of Contract	Purchase Price	Deposit Held (10%)
Lot 1 - 140A Hawthorne Parade, Haberfield	503sqm	s47D	11 May 2003	s47D	
Lot 7 - 140A Hawthorne Parade, Haberfield	601sqm		11 May 2003		
Lot 8 - 140A Hawthorne Parade, Haberfield	503sqm		11 May 2003		
Lot 15 - 140A Hawthorne Parade, Haberfield	689sqm		11 May 2003		
Lot 18 - 140A Hawthorne Parade, Haberfield	530sqm		11 May 2003		

<u>Lot/s</u>	<u>Lot Size</u>	<u>Purchaser</u>	<u>Purchase Price</u>
--------------	-----------------	------------------	-----------------------

Lot 1	503 sqm	s47D	
-------	---------	------	--

Lot 7	601 sqm		
-------	---------	--	--

Lot 8	503 sqm		
-------	---------	--	--

Lot 15	689 sqm		
--------	---------	--	--

Lot 18	530 sqm		
--------	---------	--	--

Page 5

Remaining Conditional Lot Owners	Details of the remaining conditional lot holders are set out within Section 6 and summaries as follows:
----------------------------------	---

1. Lot 1: 503sqm - s47D
2. Lot 7: 601sqm -
3. Lot 8: 503sqm -
4. Lot 15: 689sqm
5. Lot 18: 530sqm

¹ s47D

²

Page 12

Lot 1 - 140A Hawthorne Parade, Haberfield	503sqm	s47D	11 May 2003	s47D
Lot 7 - 140A Hawthorne Parade, Haberfield	601sqm		11 May 2003	
Lot 8 - 140A Hawthorne Parade, Haberfield	503sqm		11 May 2003	
Lot 15 - 140A Hawthorne Parade, Haberfield	689sqm		11 May 2003	
Lot 18 - 140A Hawthorne Parade, Haberfield	530sqm		11 May 2003	