

Form T2.

WESTERN AUSTRALIAN STAMP DUTIES

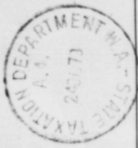
24-OCT-78 624521 \$. . D S/DLST \$***0.25

WESTERN AUSTRALIA.
Transfer of Land Act 1893 as amended
TRANSFER OF LAND

No. B610198

DESCRIPTION OF
LAND BEING
TRANSFERRED.
State whether whole
or part of land com-
prised in Certificate
of Title and/or
Crown Lease.

Portion of each of Swan Locations 2484 and 2661 and
being Lot 25 on Plan 12455 and being the whole of the
land contained in Certificate of Title Volume 1508
Folio 287



ESTATE AND
INTEREST BEING
TRANSFERRED.
Fee simple, Lease-
hold or as the case
may be.

Fee simple

ENCUMBRANCES
If none, insert 'Nil'.

Certain drainage rights granted to Shire of Mundaring in
Transfer B552429

TRANSFEROR
Full name, address
and occupation.

A.L.R. INVESTMENTS PTY LTD of 957 Wellington Street
West Perth and KIMBERLEY FINANCE CORPORATION LTD of
442 Murray Street Perth

Agreement Signed 24/10/78
Signed \$245.00
Commissioner of State Taxation

CONSIDERATION
IN WORDS

EIGHTEEN THOUSAND DOLLARS (\$18,000.00)

TRANSFeree
Full name, address
and occupation. If
a minor, state date
of birth. If two or
more state whether
as Joint Tenants or
Tenants in Common.
If Tenants in
Common, specify
shares.

JOHN FRANCIS ROBERTS Truckdriver and FAY LESLEY ROBERTS
Married Woman both of 25 Hayes Avenue Yokine

24/10/78

If insufficient space hereon sections may be added on page 2 or on an annexure sheet. See Note 3 on back hereof.

SANDS & McDOUGALL
STOCK FORM 317

THE TRANSFEROR for the consideration herein expressed HEREBY TRANSFERS TO THE TRANSFEREE the estate and interest herein specified in the land above described subject to the encumbrances as shown hereon. (a)

RESTRICTIVE COVENANTS

The Transferee does hereby for himself his heirs executors administrators and transferees or other the registered proprietors for the time being of the said land covenant with the transferor (as the proprietor and for the benefit of the land the subject of Plan 12455) and its successors and assigns as follows:

1. Not to erect upon the said land any building other than a private dwelling house. For the purposes of this and the following covenants, the expression "dwelling house" unless the context otherwise requires has the meaning assigned to it in Appendix D to the Town Planning Regulations 1967 but does not include a duplex.
2. Not to erect more than one private dwelling house on the said land.
3. Not to erect a private dwelling house having an area of less than 110 square metres under the main roof.
4. Not to erect any building upon the said land otherwise than one constructed of material previously approved by Shire of Mundaring (hereinafter called "the Shire" which expression includes its successors).
5. Not to erect on the said land any building within 20 metres of any boundary thereof unless the Shire has given its prior approval to a lesser setback distance.
6. Not to erect a dwelling house upon the said land unless:
 - (a) there is available or is to be erected simultaneously a water storage tank of not less than 90,000 litres; or
 - (b) reticulated water is available on the said land; or
 - (c) the Shire gives its prior consent;
7. Not to construct or install any septic tank leach drain or other system or apparatus for the disposal of effluent within a distance of 30 metres from any bore well or other surface water supply or any river stream creek or watercourse whether situated on or in or running through the said land or not nor within 20 metres of any boundary of the said land.
8. Not to carry on or permit to be carried on upon the said land or any part thereof any intensive agricultural pursuit the breeding or keeping of animals for commercial gain or pig farming unless with the prior consent of the Shire.
9. Not to cut remove or otherwise destroy any tree on the said land with a trunk girth of 0.6 metres such measurement to be taken 0.6 metres above the natural surface of the ground other than a tree within a distance of 7.5 metres from the outer wall of a proposed building in respect of which a building licence has been issued nor any tree or group of trees which the Shire has by notice in writing served on the transferee or the registered proprietor or proprietors for the time being of the said land required to be preserved unless the Shire has given its prior consent.

a. Here set forth:
any Easements to be
created as appurtenant
to the land com-
mencing with the
words "together with"
and/or
any Reservations
hereby created en-
cumbering the land
commencing with the
words "Reserving to"
and/or
any Restrictive
Covenants hereby
created.

Covenant
[Signature]

Dated this 24th day of October 19 78

TRANSFERORS SIGN HERE (see note 1)

b. Signature. Signed (b) THE COMMON SEAL of A.L.R. INVESTMENTS)
PTY LTD was hereunto affixed by)
in the authority of the Board of Directors)
presence of (c) in the presence of:)

c. Signature, address and occupation of witness. (See note 2)

Director: *[Signature]*

Signed (b) Secretary: *[Signature]*

in the presence of (c)

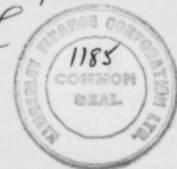


d. Add attestations as required. (d)

THE COMMON SEAL of KIMBERLEY FINANCE)
CORPORATION LTD was hereunto affixed)
by authority of the Board of Directors)
in the presence of:)

Director: *[Signature]*

Secretary: *[Signature]*



TRANSFEREES AND OTHER PARTIES SIGN HERE (see note 1)

Signed by the said *[Signature]*
JOHN FRANCIS ROBERTS
in the presence of (c) *[Signature]*

M.R. HUNTER, DIRECTOR.
2 TYNE ST
DIANEALLA

Signed by the said *[Signature]*
FAY LESLEY ROBERTS
in the presence of (c) *[Signature]*

M.R. HUNTER
2 TYNE ST
DIANEALLA
DIRECTOR.

No.

B610198



TRANSFER

FEES (office use)	\$	c
	18	-

Parties **A.L.R. INVESTMENTS PTY LTD**
AND KIMBERLEY FINANCE
CORPORATION LTD

AND
ROBERTS JF & FL
1978 OCT 27 AM 9:06
MS:LS M34567

Lodged by **Murray Settlements**
 Address **297 Murray Street Perth**
84 ST. GEORGE'S TCE., PERTH
 Phone No. **PHONE 323 8111**

Use this space for instructions if any documents are to issue to other than lodging party.

Murray Settlements
297 Murray St

Titles, Crown Leases, Declarations, etc., lodged with this document. (To be filled in by person lodging.)

1. *Dup CT 1503-287* } Received items
 2. } No's *1*
 3. }
 4. }
 5. } *2*
 6. }
 Rec. Clerk.

BELOW THIS LINE FOR OFFICE USE ONLY

Encumbrances not notified on face.

Registered *24th October 1978*
 at *9.06* o'clock and
 particulars entered in the Register Book.

New Titles to issue or Endorsing instruction.

NS2 (No money) + Covenant

Initials of Signing Officer

[Signature]

REGISTRAR OF TITLES

EXAMINED *[Signature]*

NOTES.

1. A separate attestation should be made by each person signing this document; i.e. each signature should be separately witnessed.
2. If executed within the Commonwealth of Australia or its Territories witnesses must be 18 years of age or over and not a party to this document. If executed outside the Commonwealth of Australia or its Territories the witness should be one of the persons listed in Section 145 of the Transfer of Land Act.
3. If any of the boxed sections on page 1 has insufficient space then the relevant information may be added on page 2 herein. If further space is required use Annexure Form B1. Appropriate headings should be shown in each case. The boxed sections should only contain the words "See page 2" or "See Annexure 'A' (or as the case may be) attached". Annexure sheets should be dated, signed by the persons signing this document and their witnesses and be pinned to this form.
4. No alteration should be made by erasure. The words rejected should be scored through and those substituted typed or written above them, the alteration being initialled by the persons signing this document and their witnesses.