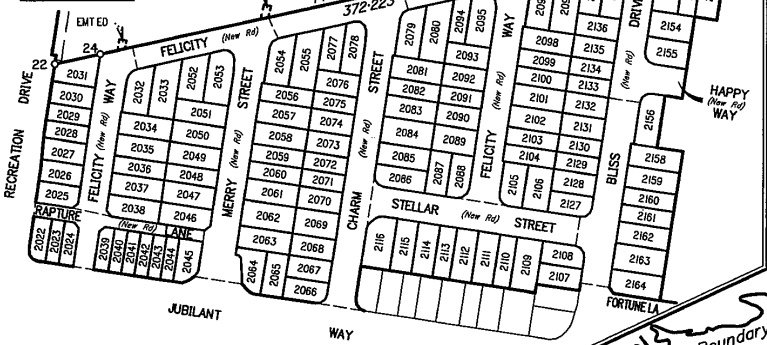


Land Title Act 1994; Land Act 1994
Form 21 Version 4

DIAGRAM A

Scale 1: 2500

9022 (Pt)



Total Area of New Road
(SEE SHEETS 11-19)..... 2.0892 ha

Peg placed at all new corners unless otherwise stated.

Subsequent New Plan of Survey under section 113 of the Survey and Mapping Infrastructure Act 2003.

Original information compiled from CG1687, SP294850 & SP322785 in the Department of Resources.

For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.

For Reinstatement Report See Sheet 2.

For details of Lots 2022-2024 & 2039-2045 See Sheet 11.

For details of Lots 2025-2031 and Emt ED See Sheet 12.

For details of Lots 2032-2038, 2046-2053 and Emt EF See Sheet 13.

For details of Lots 2054-2078 See Sheet 14.

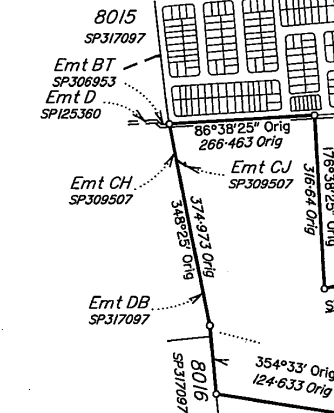
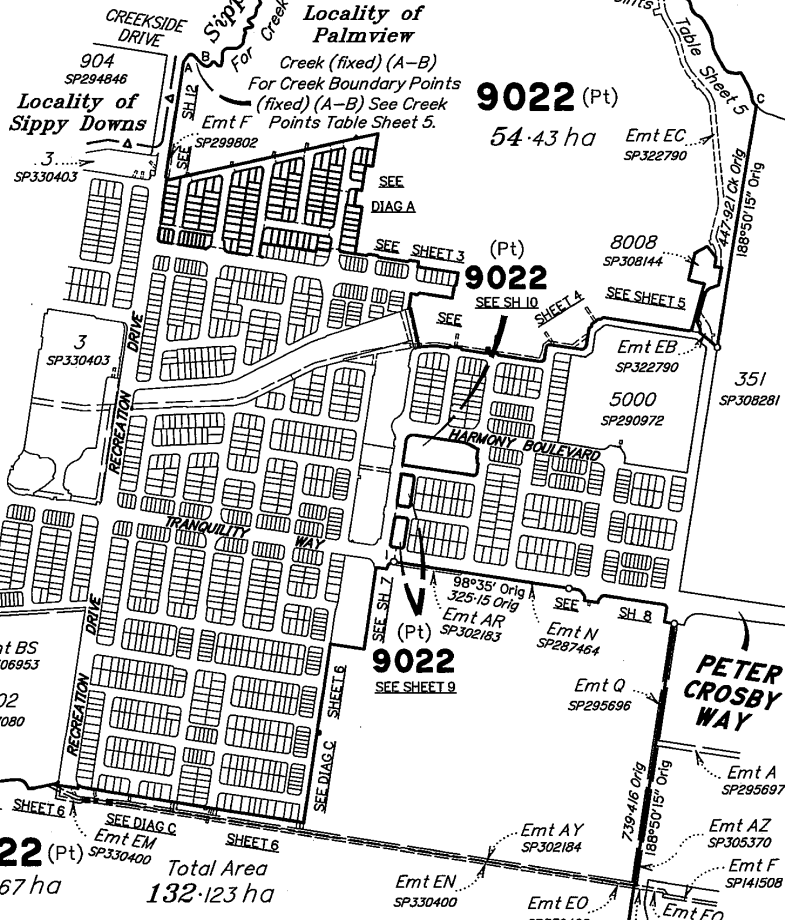
For details of Lots 2079-2095 and Emt EF See Sheet 15.

For details of Lots 2096-2106, 2127-2138 and Emt EG See Sheet 16.

For details of Lots 2139-2141, 2154, 2155 and Emt EH See Sheet 17.

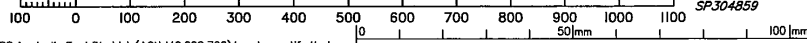
For details of Lots 2156 & 2158-2164 See Sheet 18.

For details of Lots 2107-2116 See Sheet 19.



ADDITIONAL REFERENCE MARKS TO BE PLACED FOLLOWING ROAD CONSTRUCTION (SEE IS298524).

Scale 1:8000 - Lengths are in Metres.



RPS Australia East Pty Ltd (ACN 140 292 762) hereby certify that the land comprised in this plan was surveyed by the corporation, by Zachary Edward CRISPE, Surveying Associate, for whose work the corporation accepts responsibility, under the supervision of Jeremy Matthew SCRIVEN, Cadastral Surveyor and that the plan is accurate, that the said survey was performed in accordance with the Survey and Mapping Infrastructure Act 2003 and Surveyors Act 2003 and associated Regulations and Standards and that the said survey was completed on 19/11/2021.

[Signature]
Authorised Delegate
22.11.21
Date

Plan of
Lots 2022-2116, 2127-2141,
2154-2156, 2158-2164 & 9022 and
Emts ED-EH in Lot 9022
Cancelling Lot 9021 on SP322785

LOCAL GOVERNMENT: **SUNSHINE COAST REGIONAL COUNCIL** LOCALITY: **PALMVIEW**
Meridian: **MGA (Zone 56) Vide GNSS** Survey Records: **No**

Scale: **1:8000**

Format: **STANDARD**



SP327060

WARNING : Folded or Mutilated Plans will not be accepted.
Plans may be rolled.
Information may not be placed in the outer margins.

721448414
EC 400 \$13,123.00
01/02/2022 10:48:39

4. Lodged by
Cooper Grace Ward Lawyers
Level 21, 400 George Street
BRISBANE QLD 4000
GPO Box 834, Brisbane 4001
131B
(Include address, phone number, reference, and Lodger Code)

Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
51266138	Lot 9021 on SP322785	2022-2116, 2127-2141, 2154-2156, 2158-2164 & 9022	New Rd	Emts ED - EH

MORTGAGE ALLOCATIONS

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
716935593	2022-2116, 2127-2141, 2154-2156, 2158-2164 & 9022	

EXISTING ADMINISTRATIVE ADVICE ALLOCATIONS

Administrative Advice	Lots to be Encumbered
710230220	2022-2116, 2127-2141, 2154-2156, 2158-2164 & 9022

ENCUMBRANCE EASEMENT ALLOCATIONS

Easement	Lots to be Encumbered
717879434 (Emt N on SP287464)	9022
717879439 (Emt O on SP287464)	9022
718055105 (Emt Q on SP295696)	9022
718055236 (Emt L & M on SP290978)	9022
718055243 (Emt Z on SP290978)	9022
718055251 (Emts Y & AA-AC on SP290978)	9022
718405961 (Emt F on SP299802)	9022
718562397 (Emt AR on SP302183)	9022
718782706 (Emt AY on SP302184)	9022
718782746 (Emt BD on SP302201)	9022
719026061 (Emt BH on SP303518)	9022
719076916 (Emt BS on SP306953)	9022
719101912 (Emt BO on SP303528)	9022
719101914 (Emts BM & BN on SP303528)	9022
719126138 (Emts BI-BK on SP303526)	9022
719219632 (Emt CD on SP308144)	9022
719602085 (Emt CJ on SP309507)	9022
720224747 (Emt CW on SP317079)	9022
720268032 (Emts CY & CZ on SP317080)	9022
720268034 (Emt DA on SP317080)	9022
720848570 (Emts EB & EC on SP322790)	9022
721160089 (Emt EV on SP322785)	9022
(Emts EM-EO on SP330400)	9022

Reinstatement Report


- Datum was established by measurement between OMks & Oref Mks on the eastern side of Recreation Drive (Stns 8, 20, 21 & 23 as shown on Sheets 11 & 12), with deed dimensions measured.
- The northern side of Jubilant Way was then reinstated by measuring east from Stn 7 to a series of OMks & Oref Mks (refer SP322782), as shown on Sheets 11 & 14.
- All new corners to the east and north, with new lots and road excised from the base parcel, have been surveyed in the usual manner, with appropriate checks employed.
- The southern end of the eastern extent of lots created in this stage coincides with the northern lots created on the previous stage (refer Sheets 3, 18 & 19) and connections to original marks from that survey (SP322785) validate the survey shown on this plan.
- With respect to the Sippy Creek boundary, this plan is the 25th Subsequent New Plan of Survey under Section 113 of the SMI Act 2003, since SP287464 in 2017.
- As far as can be determined, the relevant watercourse features remain unchanged since first inspected and reported on in conjunction with SP287464 and our report accompanying that plan therefore remains current.
- As this plan does not create any new right line boundaries that intersect with the existing watercourse boundary and the location of the watercourse at law on this plan is consistent with the location of that boundary as shown on plan CG1687 & SP294850, it complies with Sec 112(4) of the SMI Act.
- Accordingly, the creek boundary shown hereon has been adopted and compiled from its original position, based on the field notes for plan CG1687.

2022-2116, 2127-2141, 2154-2156, 2158-2164 & 9022	Por 487
Lots	Orig

2. Orig Grant Allocation :

3. References :
Dept File :
Local Govt : POS 21/0291
Surveyor : PRI07461-38

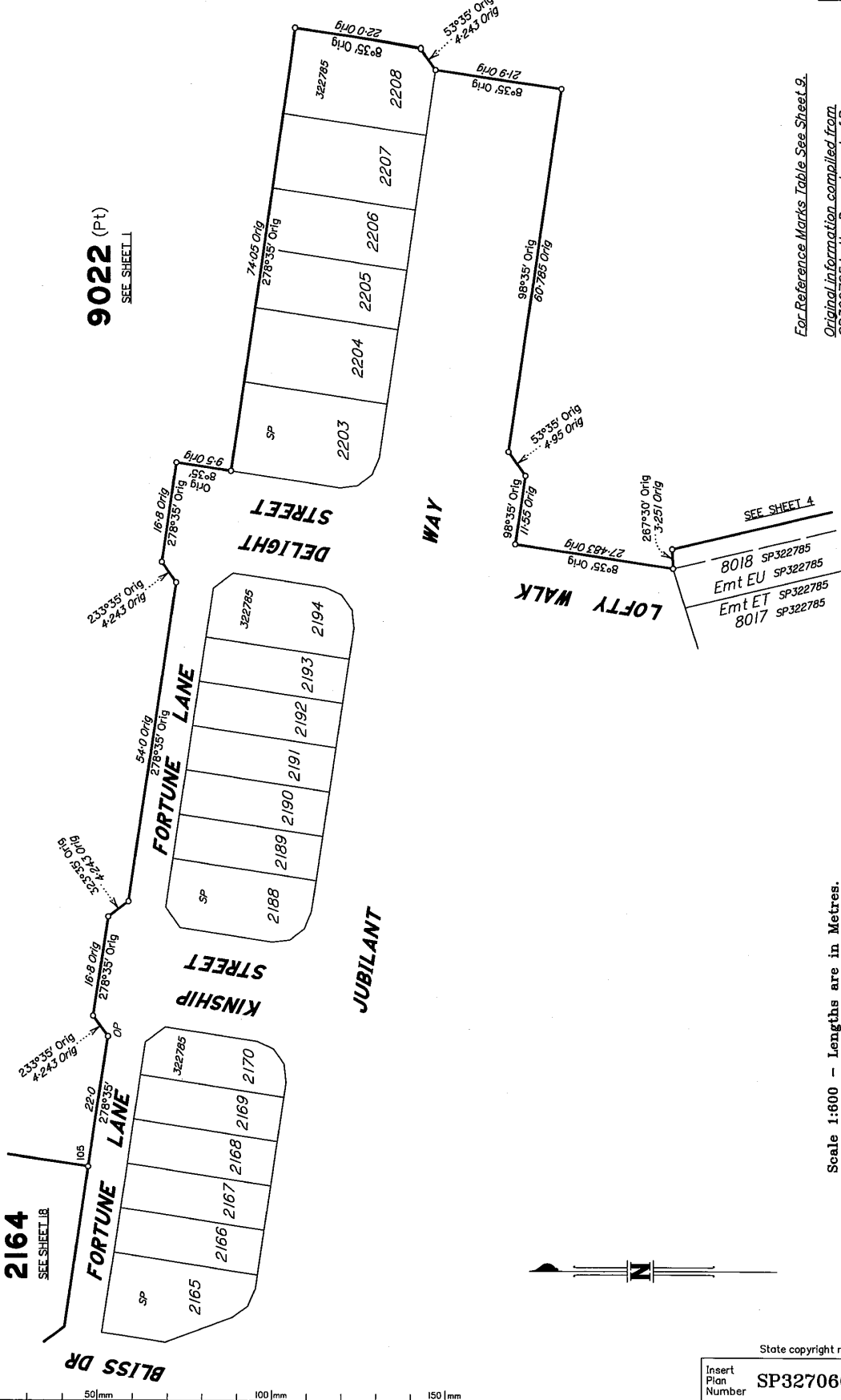
5. Passed & Endorsed :

By: RPS AUSTRALIA EAST PTY LTD
ACN 140 292 762
Date: 22-11-21
Signed: 
Designation : Cadastral Surveyor

6. Building Format Plans only.
I certify that :
* As far as it is practical to determine, no part of the building shown on this plan encroaches onto adjoining lots or roads.
* Part of the building shown on this plan encroaches onto adjoining * lots and road
Cadastral Surveyor/Director* Date
*delete words not required

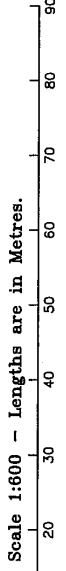
7. Lodgement Fees :
Survey Deposit \$
Lodgement \$
..... New Titles \$
Photocopy \$
Postage \$
TOTAL \$

8. Insert Plan Number
SP327060



For Reference Marks Table See Sheet 9.
Original information compiled from
SP322785 in the Department of Resources.

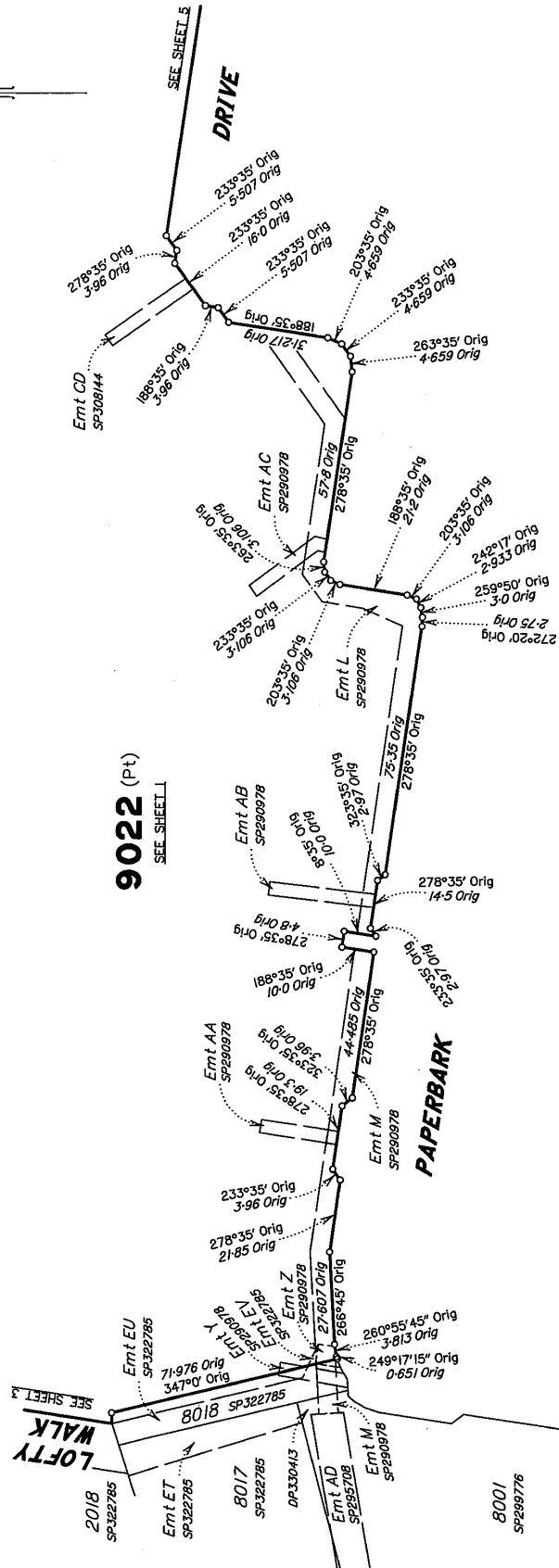
SEE SHEET 4



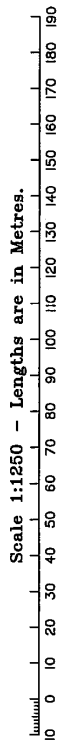
State copyright reserved.

Insert Plan Number **SP327060**





Original information compiled from
SP322785 in the Department of Resources.



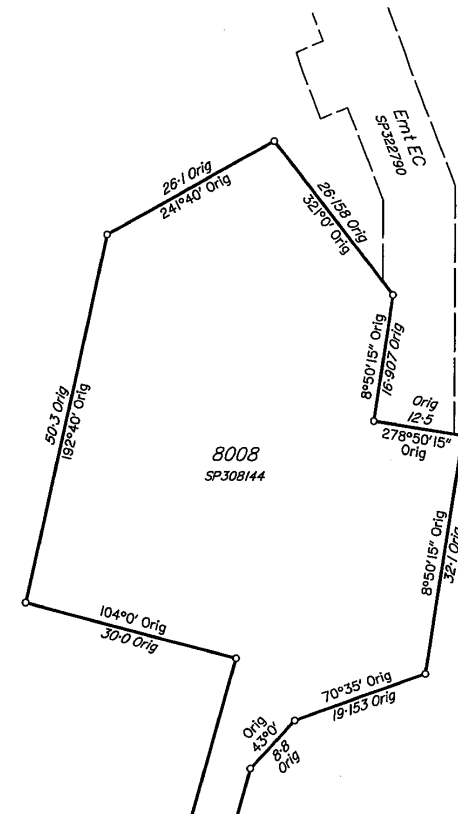
State copyright reserved.

Insert Plan Number
SP327060

0 50mm 100mm 150mm

CREEK POINTS	
BEARING	DISTANCE
A 40°41'30" Orig	18-241 Orig
121°20'45" Orig	17-305 Orig
121°53'25" Orig	24-556 Orig
B 40°19' Orig	13-495 Orig
127°08'20" Orig	16-219 Orig
3°27' Orig	13-495 Orig
27°24'40" Orig	22-151 Orig
91°39'30" Orig	14-401 Orig
66°53' Orig	10-058 Orig
33°11'40" Orig	14-507 Orig
350°53'15" Orig	8-157 Orig
34°00'45" Orig	6-118 Orig
321°07' Orig	6-747 Orig
72°02'25" Orig	16-374 Orig
24°33' Orig	4-024 Orig
314°31'50" Orig	11-773 Orig
60°05'15" Orig	17-305 Orig
35°59' Orig	8-997 Orig
40°29'45" Orig	14-645 Orig
328°14'25" Orig	10-88 Orig
64°21'20" Orig	15-712 Orig
72°16'30" Orig	14-953 Orig
347°40'50" Orig	5-029 Orig
356°28'40" Orig	17-1 Orig
271°55'45" Orig	23-441 Orig
6°41'40" Orig	14-73 Orig
313°01' Orig	12-723 Orig
88°01' Orig	13-495 Orig
116°42' Orig	26-167 Orig
84°27' Orig	17-499 Orig
83°25' Orig	20-117 Orig
241°37' Orig	10-833 Orig
90°32'30" Orig	24-328 Orig
71°19'20" Orig	14-401 Orig
353°25' Orig	5-029 Orig
101°51' Orig	12-723 Orig
69°22'50" Orig	20-736 Orig
91°56'50" Orig	20-342 Orig
80°33'15" Orig	20-142 Orig
57°10'55" Orig	20-724 Orig
36°17'10" Orig	20-242 Orig
293°33'40" Orig	28-591 Orig
290°34'30" Orig	14-953 Orig
41°02'50" Orig	10-833 Orig
17°18' Orig	21-003 Orig
91°02'45" Orig	24-473 Orig
123°57'25" Orig	29-906 Orig
33°57'25" Orig	14-953 Orig
317°59'40" Orig	10-88 Orig
25°22'15" Orig	3-626 Orig
102°14'25" Orig	8-594 Orig

CREEK POINTS CONT	
BEARING	DISTANCE
112°38'50" Orig	23-46 Orig
100°07'05" Orig	19-084 Orig
44°48'45" Orig	30-175 Orig
36°41' Orig	5-69 Orig
103°29' Orig	10-833 Orig
114°25'05" Orig	33-481 Orig
88°48'30" Orig	18-219 Orig
84°32'50" Orig	20-142 Orig
100°04'35" Orig	13-216 Orig
166°15'25" Orig	21-313 Orig
124°09'30" Orig	17-52 Orig
130°07'40" Orig	16-219 Orig
53°54'55" Orig	27-748 Orig
55°22'50" Orig	4-267 Orig
145°22'50" Orig	4-268 Orig
146°30'25" Orig	36-28 Orig
137°15'10" Orig	10-058 Orig
27°44'15" Orig	33-722 Orig
66°41'35" Orig	21-76 Orig
128°56'55" Orig	22-491 Orig
108°50'45" Orig	12-237 Orig
93°15'30" Orig	8-109 Orig
59°11'50" Orig	10-692 Orig
163°49' Orig	8-997 Orig
149°47' Orig	18-547 Orig
141°34'10" Orig	21-384 Orig
58°23'45" Orig	27-064 Orig
114°25'10" Orig	20-736 Orig
108°22' Orig	21-305 Orig
130°24'30" Orig	19-969 Orig
90°17'35" Orig	21-313 Orig
92°53'05" Orig	21-003 Orig
103°52'20" Orig	20-217 Orig
102°35' Orig	20-117 Orig
103°52'20" Orig	20-217 Orig
115°58'55" Orig	21-239 Orig
90°24'10" Orig	1-081 Orig
171°43'35" Orig	17-14 Orig
137°45'25" Orig	10-258 Orig
118°06'10" Orig	11-73 Orig
149°04' Orig	20-117 Orig
154°46'40" Orig	20-217 Orig
175°37'55" Orig	22-491 Orig
149°04' Orig	40-234 Orig
110°53'50" Orig	30-437 Orig
63°27' Orig	2-012 Orig
146°10'05" Orig	23-33 Orig
156°18'45" Orig	20-142 Orig
175°15' Orig	10-833 Orig
153°27' Orig	10-058 Orig
121°24' Orig	5-487 Orig

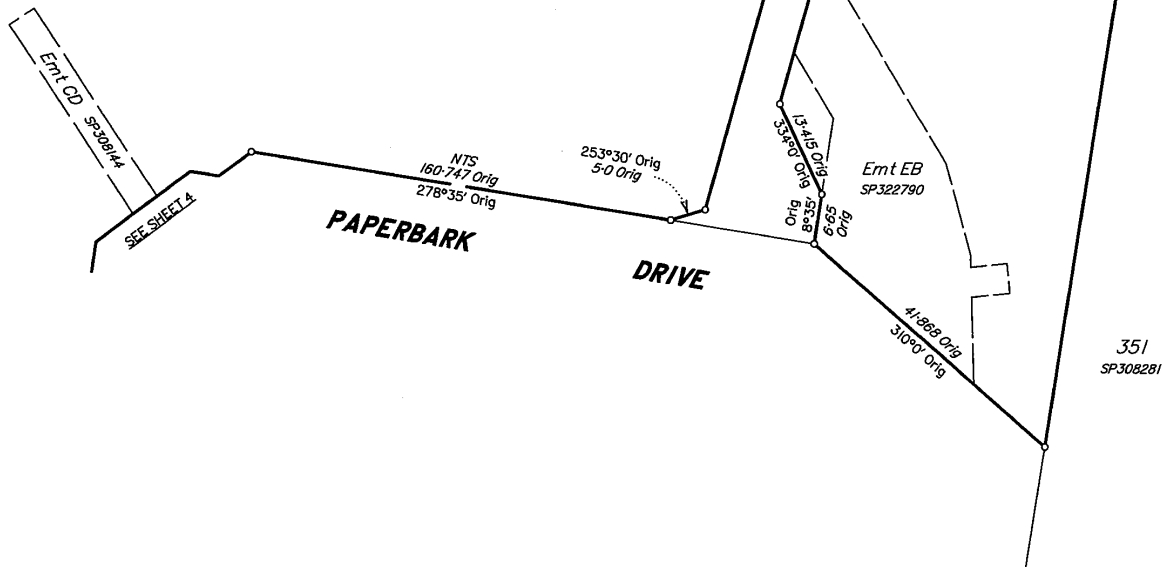


Creek Points A-B (fixed) have been compiled from field notes of CGI687.

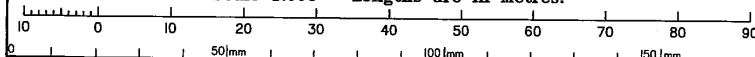
Creek Points B-C have been compiled from field notes of CGI687.

Original information compiled from CGI687 & SP322785 in the Department of Resources.

9022 (Pt)
SEE SHEET 1



Scale 1:600 - Lengths are in Metres.



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Insert Plan Number **SP327060**

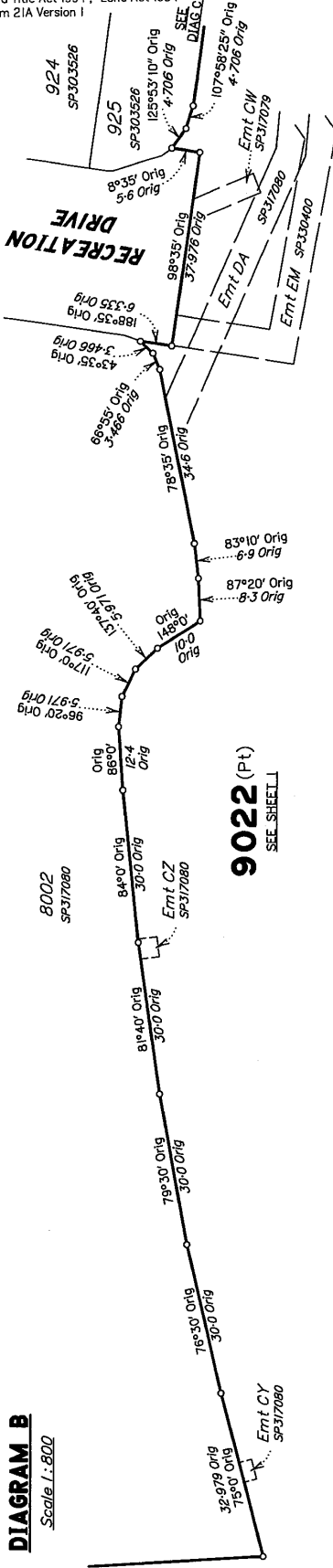
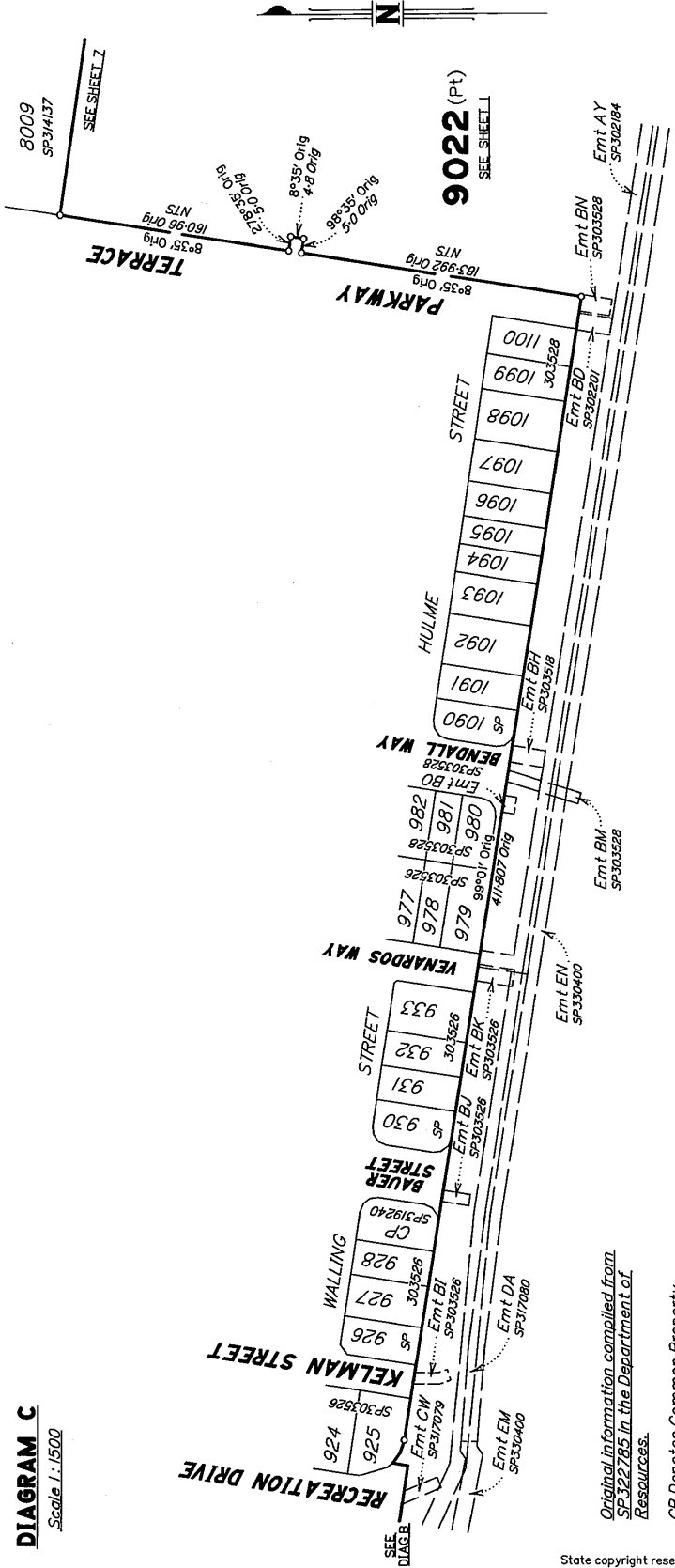


DIAGRAM B
Scale 1:800

DIAGRAM C
Scale 1:1500

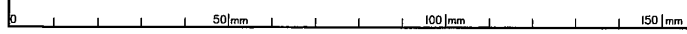


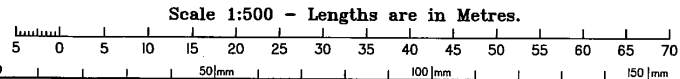
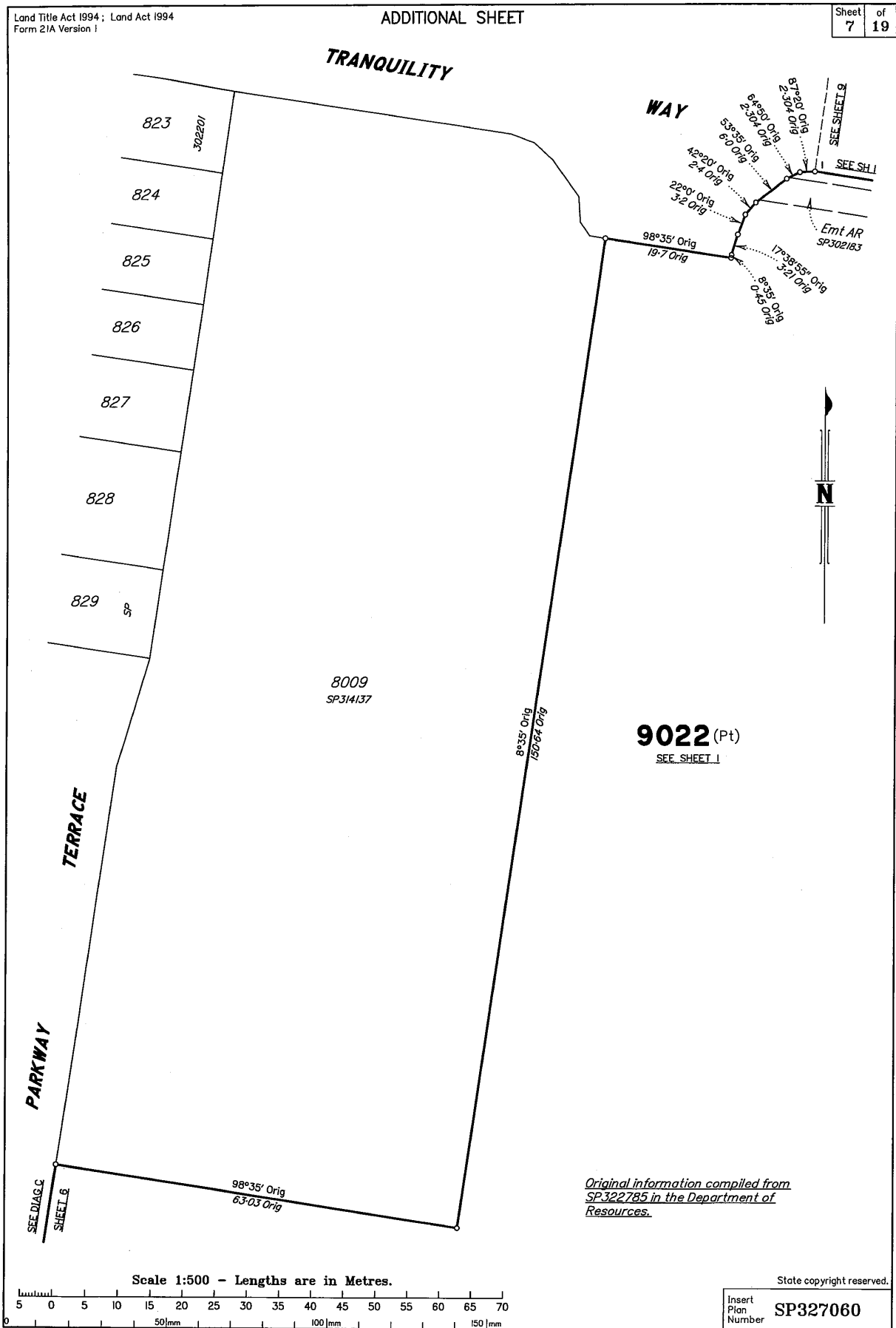
Original information compiled from
SP322785 in the Department of
Resources.

CP Denotes Common Property.

State copyright reserved.

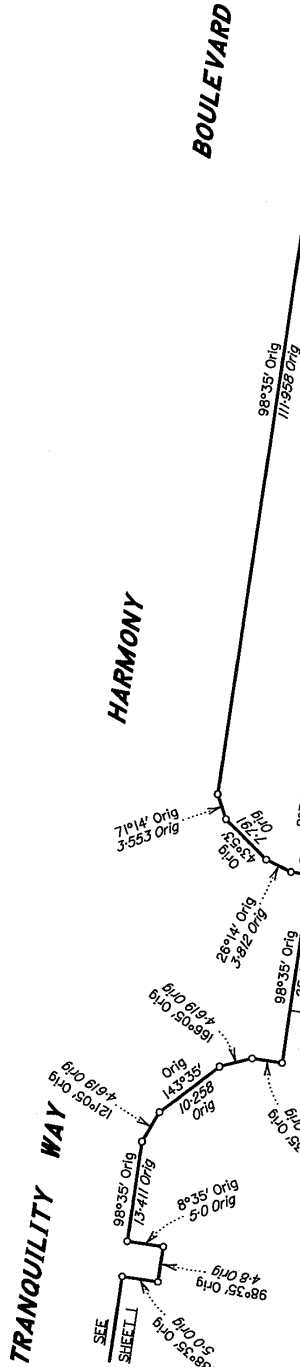
Insert Plan Number
SP327060





State copyright reserved.

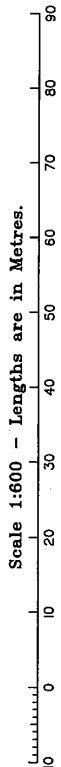
Insert Plan Number **SP327060**



9022 (Pt)
SEE SHEET I

SEE SHEET I
Emit Q SP295696
Emit A SP295697
6
SP375955

Original information compiled from
SP322285 in the Department of
Resources.



State copyright reserved.

Insert Plan Number
SP327060

MGA COORDINATES GDA-94

STN	EAST	NORTH	ZONE	P.U.	LINEAGE	METHOD	REMARKS
7	505550.756	7043084.028	56	0.032	Derived	Network RTK	0 Screw in Kerb Peg
93	505959.883	7043281.18	56	0.032	Derived	Network RTK	

PERMANENT MARKS

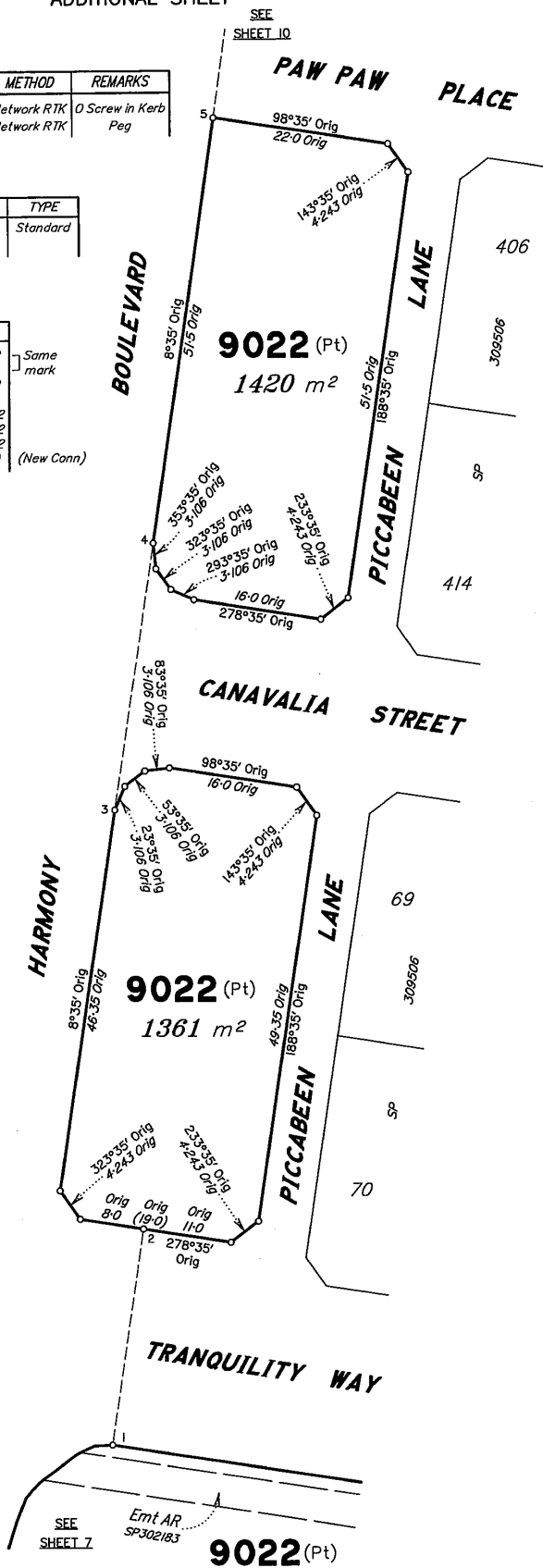
PM	BEARING	DIST	NO	REMARKS	TYPE
23-PM	207°35'30"	20.415	201869		Standard

REFERENCE MARKS

STN	TO	BEARING	DIST	REMARKS
7	0 Screw in Kerb	273°39'15"	9.671	7/SP322782 } Same mark
8	0 Screw in Kerb	216°36'	7.738	16/1S298511
17	0 Screw in Kerb	188°37'	9.265	9/SP322782
23	0 Screw in Kerb	209°58'20"	19.532	15/1S298511
55	0 Screw in Kerb	274°46'	10.47	23/SP322782
120	OIP	279°12'	6.71	24/SP322782
120	0 Screw in Kerb	250°35'	10.795	24/SP322782
121	0 Screw in Kerb	198°05'15"	24.805	15/1S298520 (New Conn)

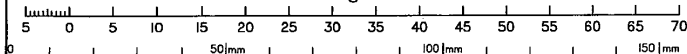
TRAVERSES ETC

LINE	BEARING	DISTANCE
1-2	8°35' Orig	26.3 Orig
3-4	8°35' Orig	32.45 Orig
5-6	8°35' Orig	16.8 Orig
9-19	8°35'	8.0
13-12	278°35'	12.0
26-27	102°20'50"	22.849
32-31	167°38'50"	12.8
38-16	188°35'	6.5
41-17	278°59'45"	28.054
46-45	156°05'	13.065
59-117	188°35'	31.3
64-63	162°48'50"	12.846
67-68	187°49'	19.259
76-73	278°35'	30.4
81-81a	347°38'50"	12.0
83-82	167°38'50"	12.0
107-113	278°35'	16.8
109-86	278°35'	18.3
111-89	8°35'	16.8
120-53	278°35'	28.8



Original information compiled from
SP322785 in the Department of
Resources.

Scale 1:500 - Lengths are in Metres.



State copyright reserved.

Insert Plan Number **SP327060**

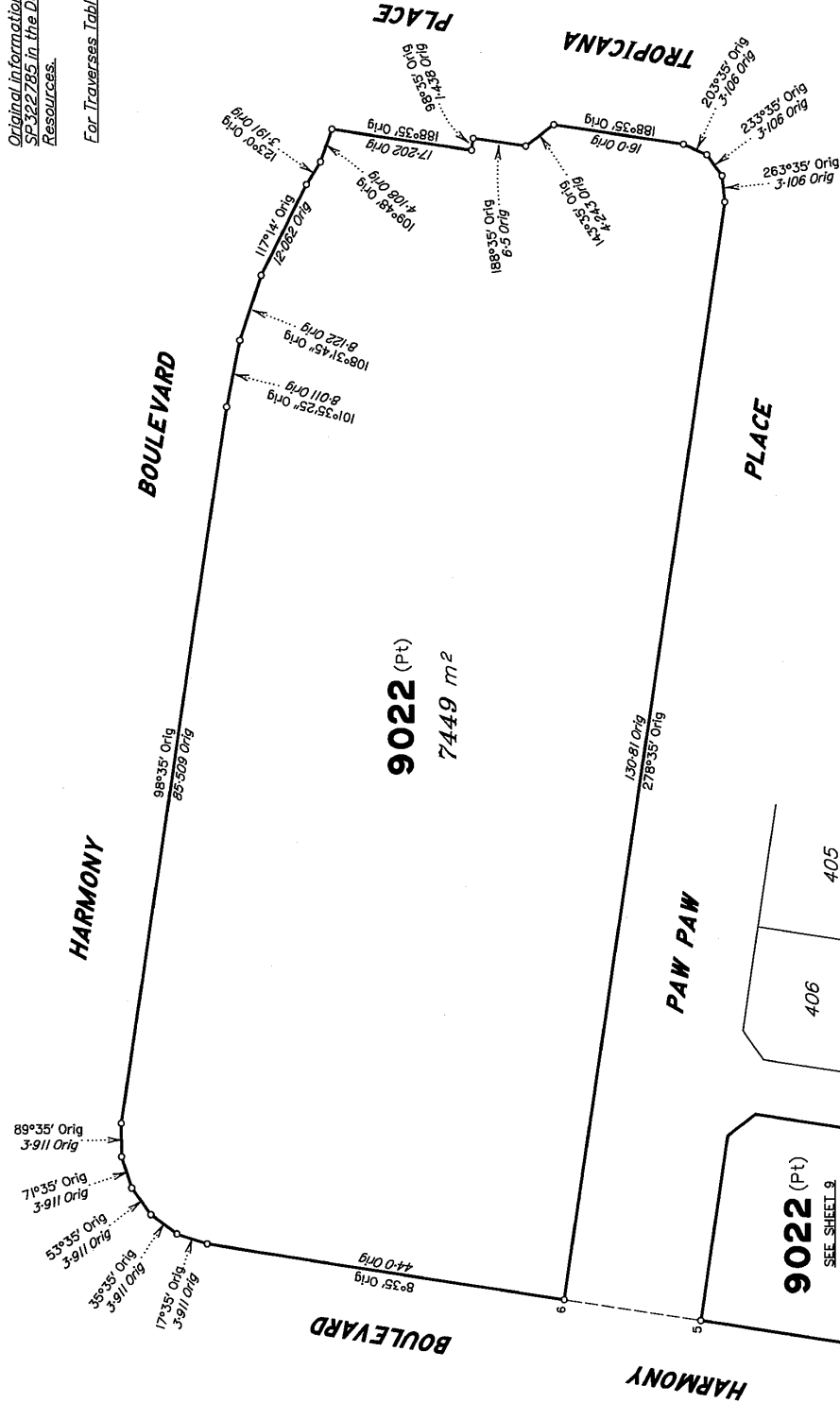
SEE SHEET 1

SEE SHEET 7

Emt AR SP302183

Original information compiled from
SP322785 in the Department of
Resources.

For Traverses Table See Sheet 9.

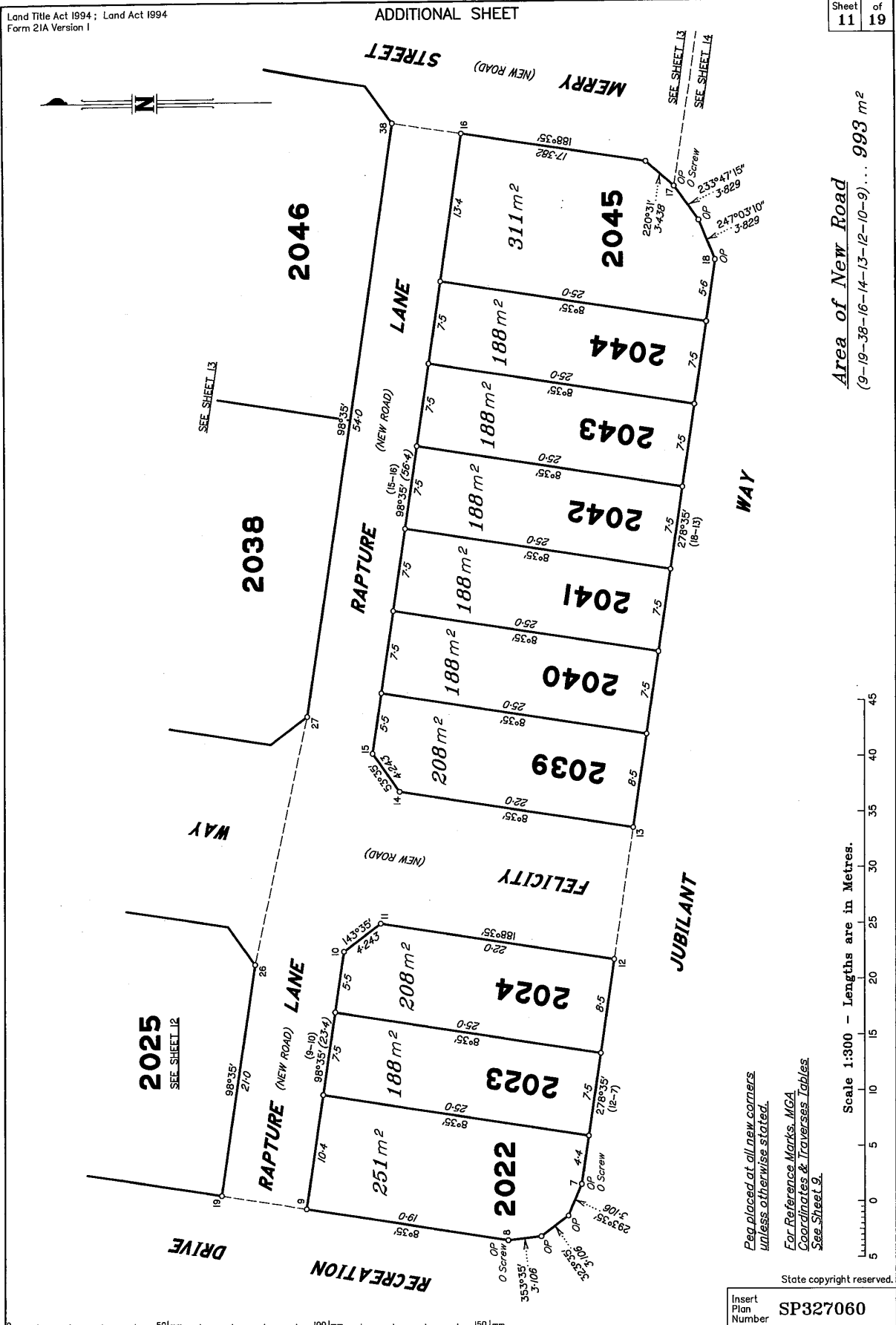


Scale 1:500 - Lengths are in Metres.

State copyright reserved.

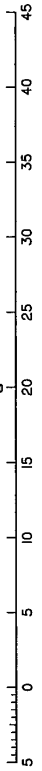
Insert Plan Number
SP327060

50mm 100mm 150mm



Peg placed at all new corners
unless otherwise stated.
For Reference Marks, MGA
Coordinates & Traverses Tables.
See Sheet 9.

Scale 1:300 - Lengths are in Metres.



Insert Plan Number
SP327060

State copyright reserved.

Area of New Road
(26-24-32-31-29-27-26)... 1635 m²



ADDITIONAL SHEET

Sippy Creek

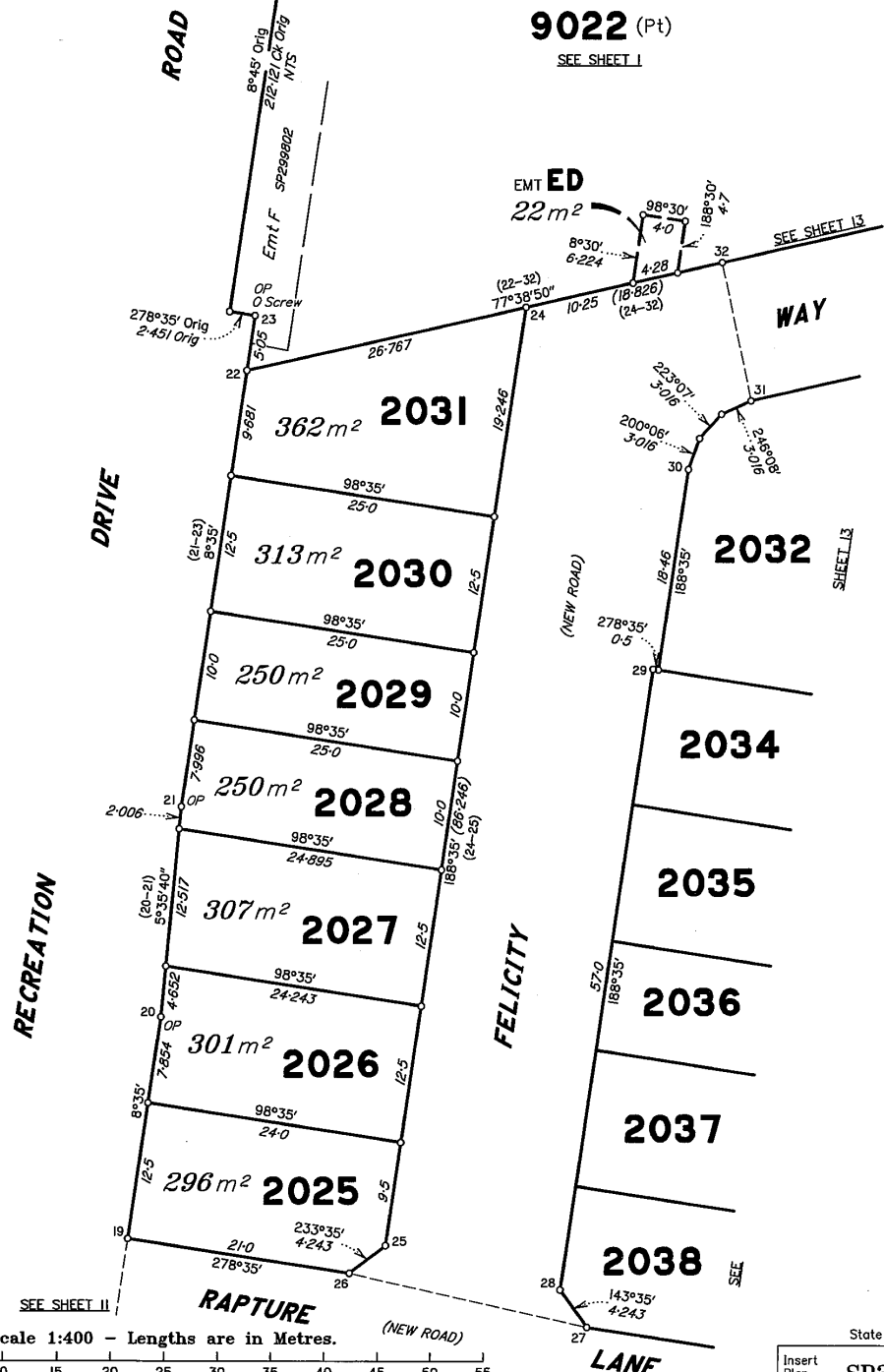
Peg placed at all new corners unless otherwise stated.

For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.

Original information compiled from SP322785 in the Department of Resources.

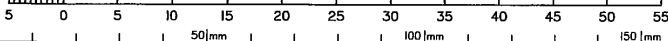
9022 (Pt)
SEE SHEET 1

EMT ED
22 m²



SEE SHEET II

Scale 1:400 - Lengths are in Metres.

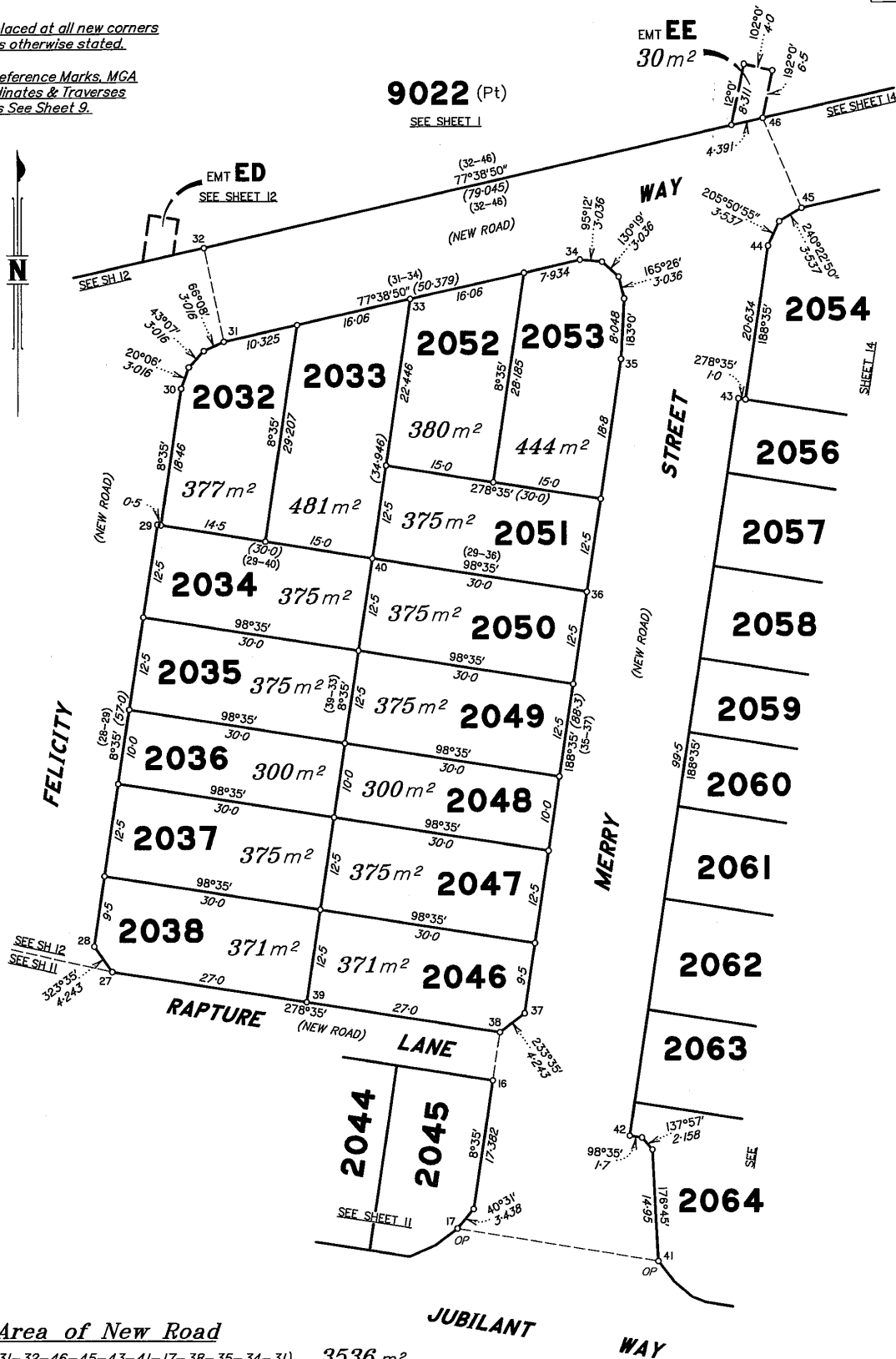


State copyright reserved.

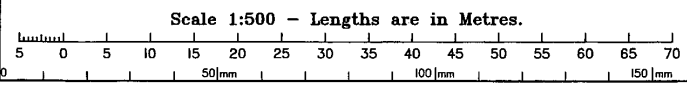
Insert Plan Number
SP327060

Peg placed at all new corners unless otherwise stated.

For Reference Marks, MCA Coordinates & Traverses Tables See Sheet 9.



Area of New Road
(31-32-46-45-43-41-17-38-35-34-31)... 3536 m²



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Insert Plan Number SP327060

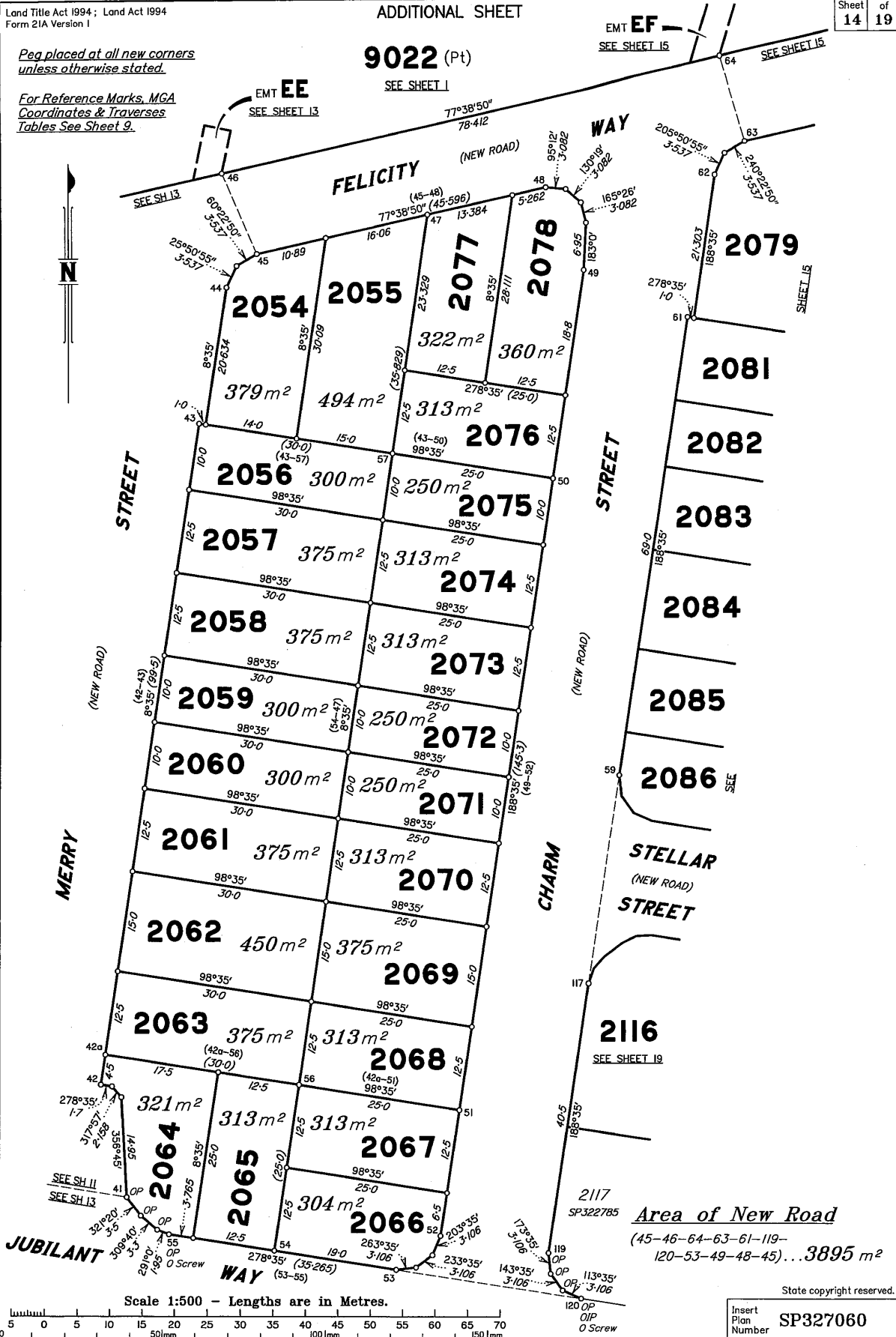
Peg placed at all new corners unless otherwise stated.

For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.

9022 (Pt)

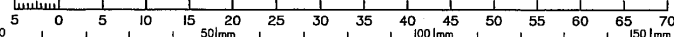
EMT EF
SEE SHEET 15

EMT EE
SEE SHEET 13



2117 SP322785 Area of New Road
(45-46-64-63-61-119-
120-53-49-48-45)...3895 m²

Scale 1:500 - Lengths are in Metres.

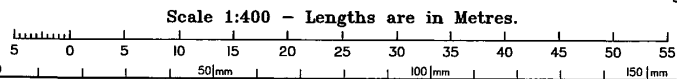
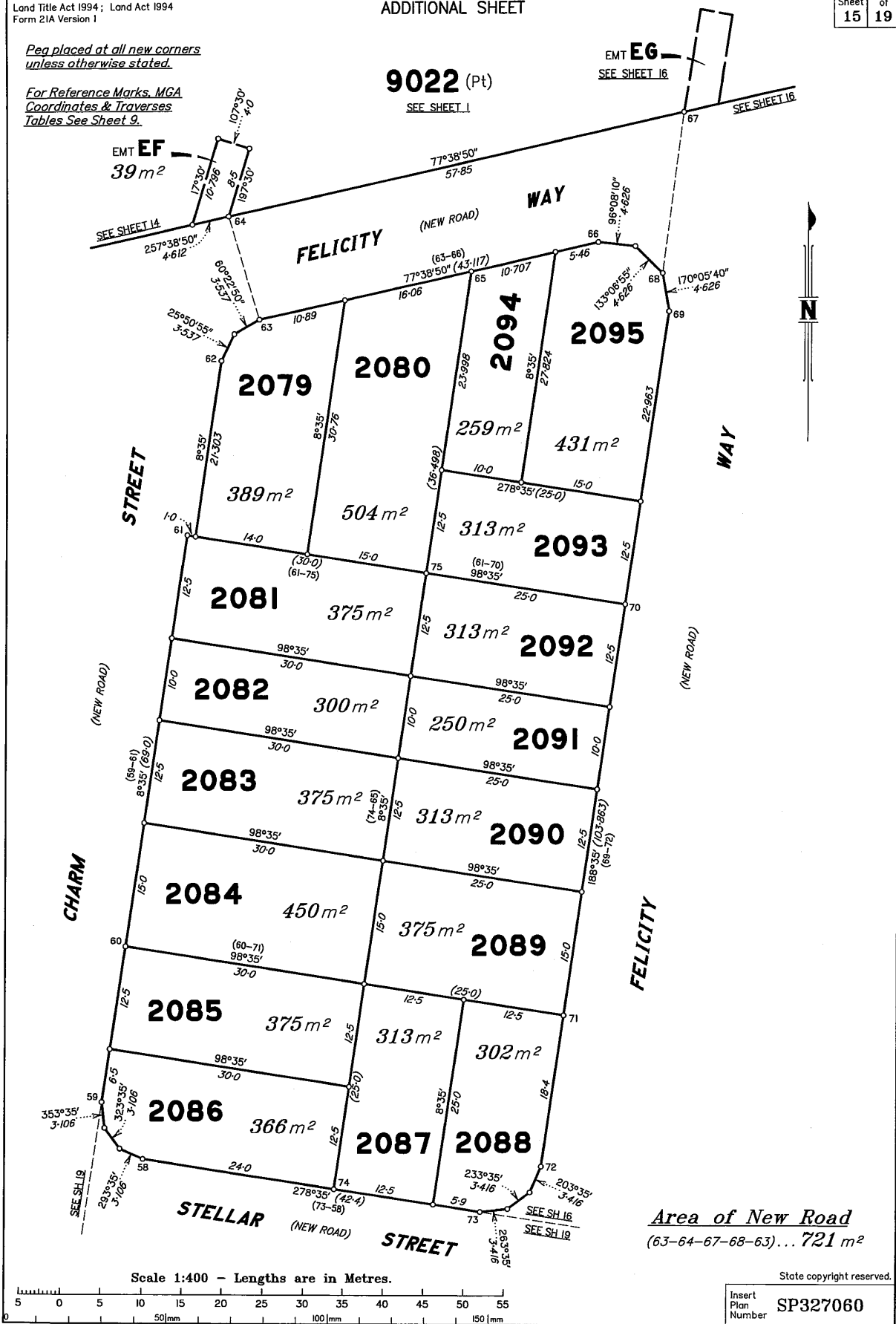


State copyright reserved.

Insert Plan Number
SP327060

Peg placed at all new corners unless otherwise stated.

For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.

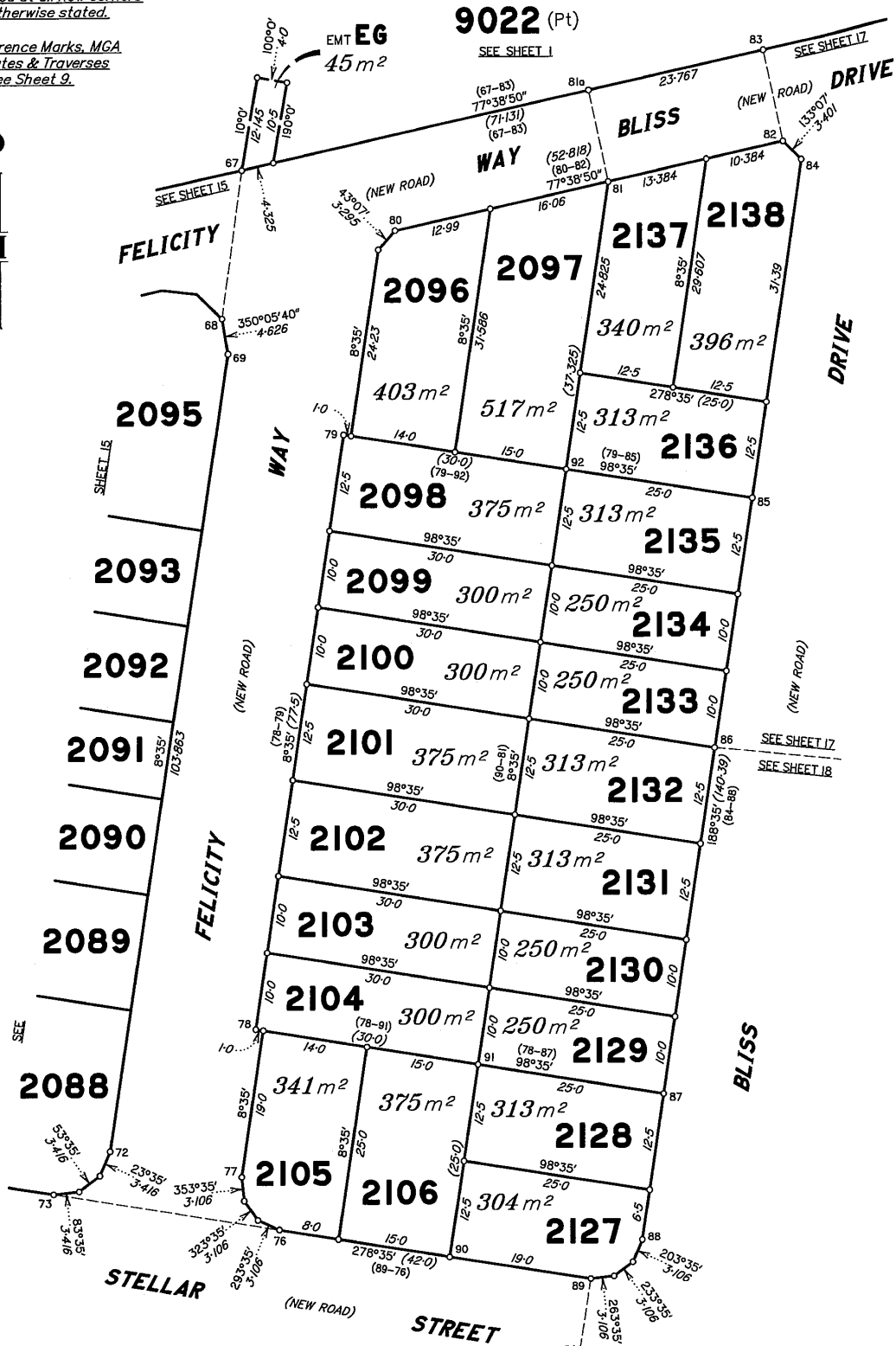


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Insert Plan Number **SP327060**

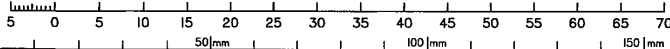
Peg placed at all new corners unless otherwise stated.

For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.



Area of New Road
(68-67-83-82-80-79-77-76-73-69-68)... 3068 m²

Scale 1:500 - Lengths are in Metres.

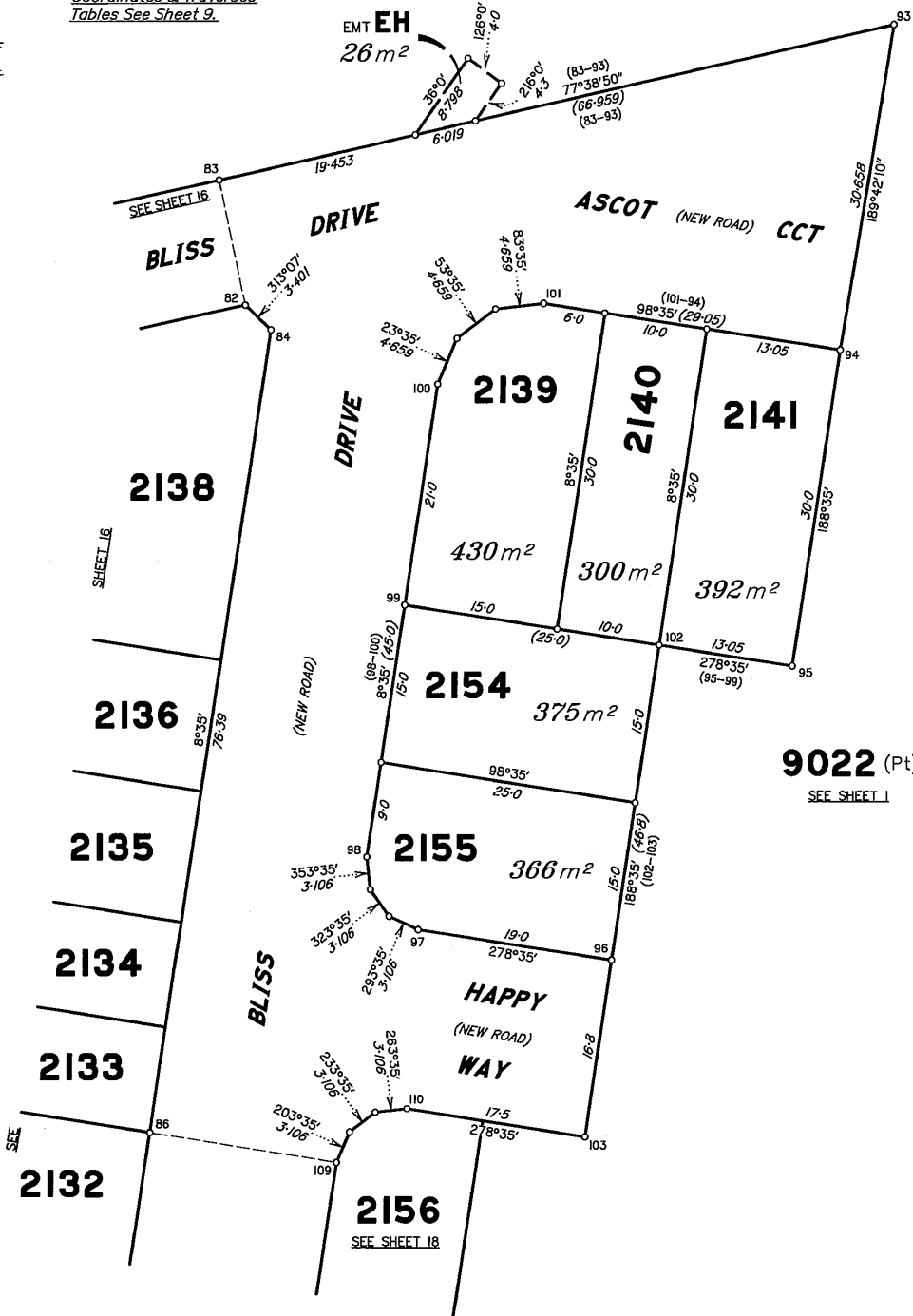


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Peg placed at all new corners unless otherwise stated.

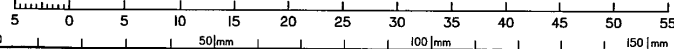
For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.



9022 (Pt)
SEE SHEET 1

Area of New Road
(82-83-93-94-100-97-
96-103-109-86-82)... **3028 m²**

Scale 1:400 - Lengths are in Metres.

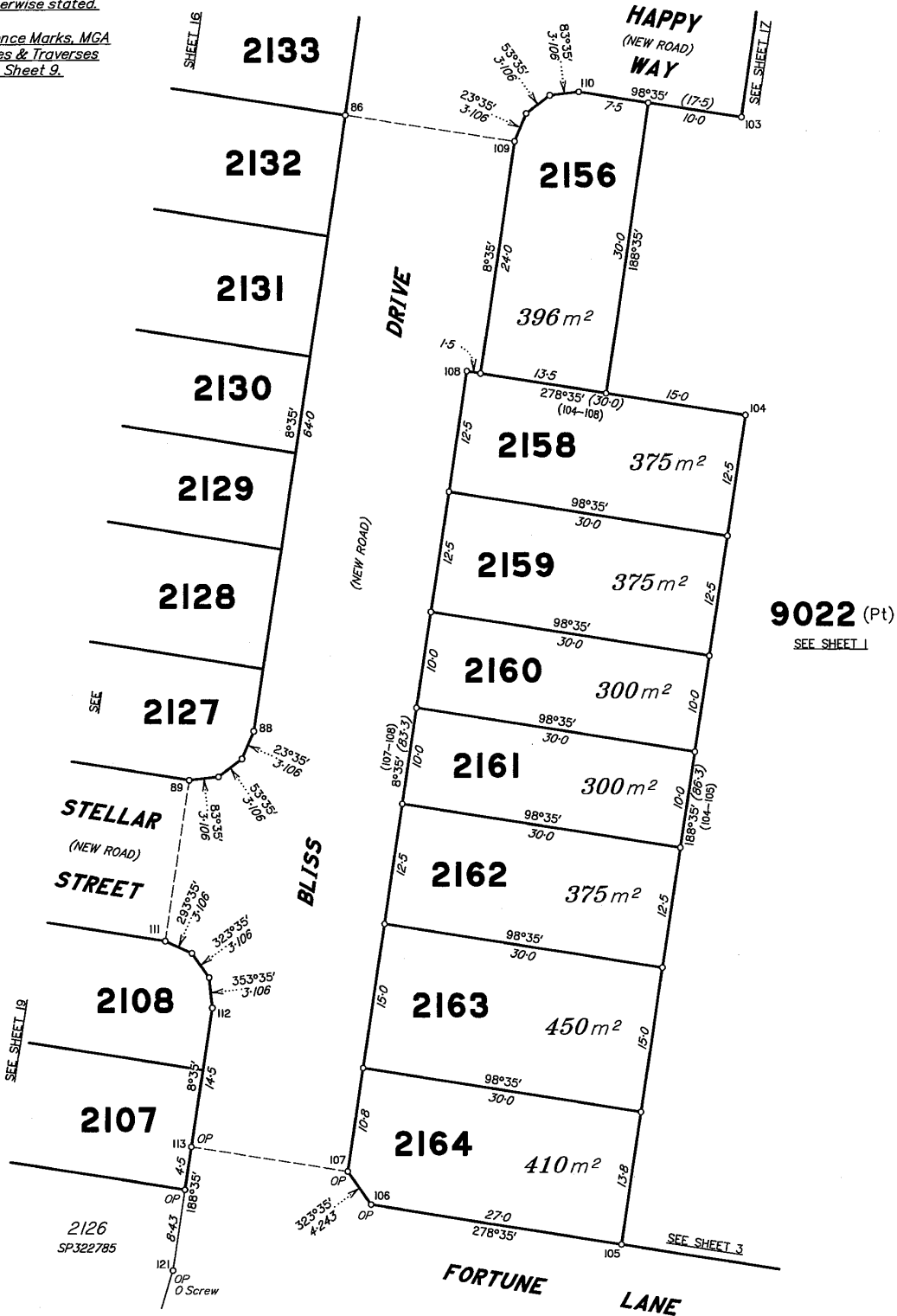


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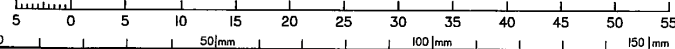
Peg placed at all new corners unless otherwise stated.

For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.



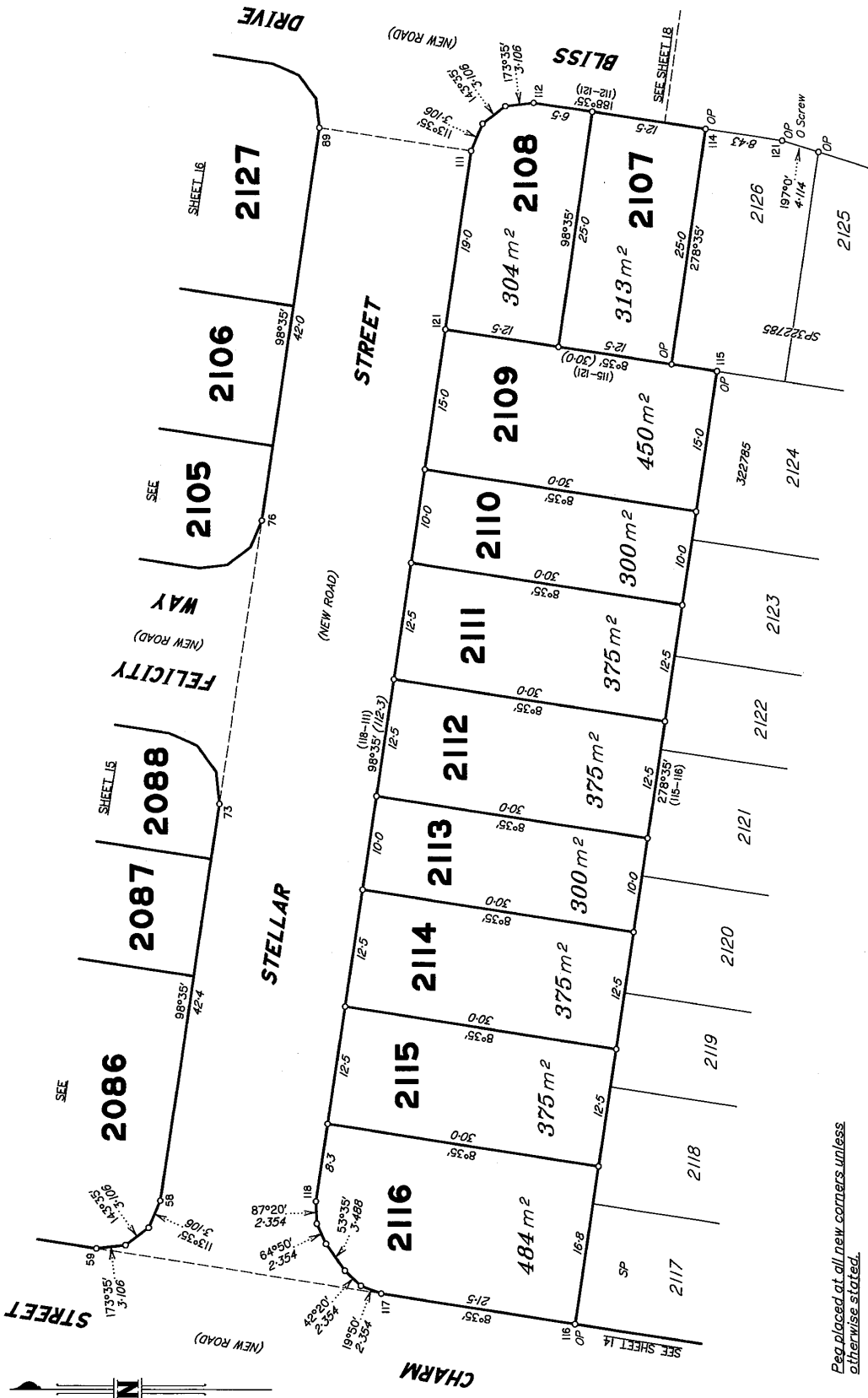
Area of New Road
(86-109-107-113-111-89-86)... 1957 m²

Scale 1:400 - Lengths are in Metres.



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Area of New Road
(117-59-89-111-117) 2059 m²



Peg placed at all new corners unless otherwise stated.
For Reference Marks, MGA Coordinates & Traverses Tables See Sheet 9.

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