



Lot 169 on
LP 10576
697m²

IMPORTANT NOTE

Please refer to Certificate of Title for any easements or encumbrances.

- Where occupation including fences and buildings around the perimeter of a property encroach onto the subject site, the land beyond the occupation may not be recoverable as rights of possession may have passed to adjoining owners. Full title dimensions should not be assumed for design purposes / re-fencing until these issues have been resolved with adjoining land owners.
- Where occupation including fences and buildings around the perimeter of a property encroach onto the neighbouring site, the land beyond the title may not be utilized until a formal application with Land Registry is approved. Until this time you must limit any future building works to the current title position

The position of fencing and other occupation in relation to the title boundaries has been exaggerated for the purposes of clarity, and only applies at the natural surface level on the date of the survey and does not show any encroachments that may exist below the natural surface. If no offsets are shown, the fencing is in the correct position.

These notes are an integral part of this plan.

REFERENCES

Please refer to existing conditions plan 2020-0094EC.DWG prepared in conjunction with this survey for planning purposes.

CERTIFICATE BY LICENSED SURVEYOR

I, Glenn Graham Smith of Smith Land Surveyors Pty. Ltd. 142a Fyans Street, South Geelong 3220, certify that this plan has been prepared from a survey made under my direction and supervision in accordance with the **Surveying Act 2004** and completed on 20/02/2020, that this plan is accurate and correctly represents the adopted boundaries and that the survey accuracy accords with that required by regulation 7(1) of the Surveying (Cadastral Surveys) Regulations 2015.

Date: 27/02/2020

[Signature]
Licensed Surveyor,
Surveying Act 2004.



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RE-ESTABLISHMENT SURVEY
31 CORRIGAN AVENUE
BROOKLYN
CLIENT: DANIEL SLATTERY

SCALE: 1:200	SURVEY DATE: 20/02/20	
DATE: 27/02/20	DATUM: N/A	SHEET: 1 OF 1
DRAFTED: C.G	JOB: 2020-0094RE	ORIGINAL SHEET A3
SURVEYOR: C.M	VERSION: 01	

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