

APPENDIX A. CERTIFICATE OF TITLES

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 11812 FOLIO 000 Security no : 124073457416L
Produced 16/08/2018 11:11 am

LAND DESCRIPTION

Lots 1,3,4,5 and 6 on Title Plan 098420N.
PARENT TITLE Volume 10241 Folio 424
Created by instrument AM997488A 05/08/2016

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
IAN RICHARD HURSE of 683 BARINGHUP ROAD CARISBROOK VIC 3464
AR067789E 29/05/2018

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AR172085G 26/06/2018
RURAL BANK LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP098420N FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER STATUS DATE
AR067789E SURVIVORSHIP APPLICATION Registered 29/05/2018
AR075562P CONVERT A PCT TO AN ECT Completed 30/05/2018
AR125534U (E) NOMINATION TO PAPER INST. Completed 14/06/2018
AR172071T DISCHARGE OF MORTGAGE Registered 26/06/2018
AR172085G MORTGAGE Registered 26/06/2018

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

ADMINISTRATIVE NOTICES

NIL

eCT Control 13756R RURAL BANK LIMITED
Effective from 26/06/2018

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

Mortgage

Section 74 Transfer of Land Act 1958

The information from this form is
under statutory authority and is us
publicly s

AM997494F

05/08/2016 \$112.60 74



1. Land/s

Land Title 1

Volume 9231 Folio 273

Land Title 2

Volume 9358 Folio 561

Land Title 3

Volume 11278 Folio 835

Land Title 4

Volume 10241 Folio 42A

Description LOTS 1, 3, 4, 5, & 6 ON TP98420N

Now = Vol 11812 Fol 000

2. Estate and Interest

FEE SIMPLE

KL 15/08/16

3. Memorandum of common provisions

MCP Number AA953

4. Mortgagor/s

Mortgagor 1

Given Name/s IAN RICHARD

Family Name HURSE

Mortgagor 2

Given Name/s SHIRLEY JOY

Family Name HURSE

5. Mortgagee/s

Mortgagee

Name BENDIGO AND ADELAIDE BANK LIMITED

ABN 1 1 0 6 8 0 4 9 1 7 8

Australian
Credit Licence

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this mortgage. The mortgagor covenants with the mortgagee that the provisions of the Memorandum of Common Provisions (MCP) referred to in this mortgage and retained by the Registrar of Titles form part of this mortgage.

Mortgagor 1

IAN RICHARD HURSE

Signature of Mortgagor

Mortgagor Witness

Signature of witness

Mortgagor 2

SHIRLEY JOY HURSE

Signature of Mortgagor

Mortgagor Witness

Signature of witness

7. Date

27.6.2016

Date: (DD/MM/YYYY)

6. Signing

AM997494F

Mortgage

Section 74 Transfer of Land Act 1958

The information from this form
under statutory authority and
pub

05/08/2016 \$112.60 74



8. Lodging Party

Customer Code

34710

Reference

216211 V

You may lodge this form in two ways:

1. In person

Land Registration Services
Land Victoria
Level 9, 570 Bourke Street
Melbourne Vic 3000

2. By mail (*extra fee applies*)

Land Registration Services
Land Victoria
PO Box 500
East Melbourne Vic 8002
Or DX 250639 Melbourne



Department of Environment, Land, Water & Planning

Electronic Instrument Statement

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Produced: 30/04/2018 07:58:28 AM

Dealing Number: AQ920874T

Status: Completed

Date and Time Lodged: 13/04/2018 03:16:47 PM

Responsible Subscriber: BENDIGO BANK

Customer Code: 18057S

Reference:

APPLICATION TO NOMINATE AN ELECTRONIC CERTIFICATE OF TITLE TO A PAPER INSTRUMENT

The Subscriber authorises the nomination of the following electronic Certificate(s) of Title to the instrument(s) shown below:

Certificate(s) of Title:

Volume 9231 Folio 273

Volume 9358 Folio 561

Volume 11278 Folio 834

Volume 11278 Folio 835

Volume 11356 Folio 935

Volume 11812 Folio 000

Discharge of Mortgage, BENDIGO AND ADELAIDE BANK LIMITED

Following the registration of the instrument(s) shown above, do not return the eCT Control to the nominating Subscriber

Signed by:

Joanne Jansen

(for BENDIGO BANK)

Customer Code: 18057S

Dated: 13 April 2018

File Notes:

NIL

This is a representation of the digitally signed Electronic Instrument or Document certified by Land Use Victoria.

Statement End.

TITLE PLAN		EDITION 3	TP 98420N
Location of Land Parish: MOOLORT Township: Section: 4 Crown Allotment: 8A1, 9A, 7A (PT), 7B (PT), 8A (PT), 8B1 (PT) & 9B (PT) Crown Portion: Last Plan Reference: Derived From: VOL 10241 FOL 424 Depth Limitation: NIL		Notations AN APPURTENANT WATER SUPPLY EASEMENT IN FAVOUR OF THIS LAND HAS BEEN CREATED BY AG283461F & AG283460H ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN	

EASEMENT INFORMATION				
Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefitted / In Favour Of
E-1	WATER SUPPLY	6	AG283456X	C/T's V.9457 F.794 & V.10241 F.423

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT
 COMPILED: 05/08/1999
 VERIFIED: BC

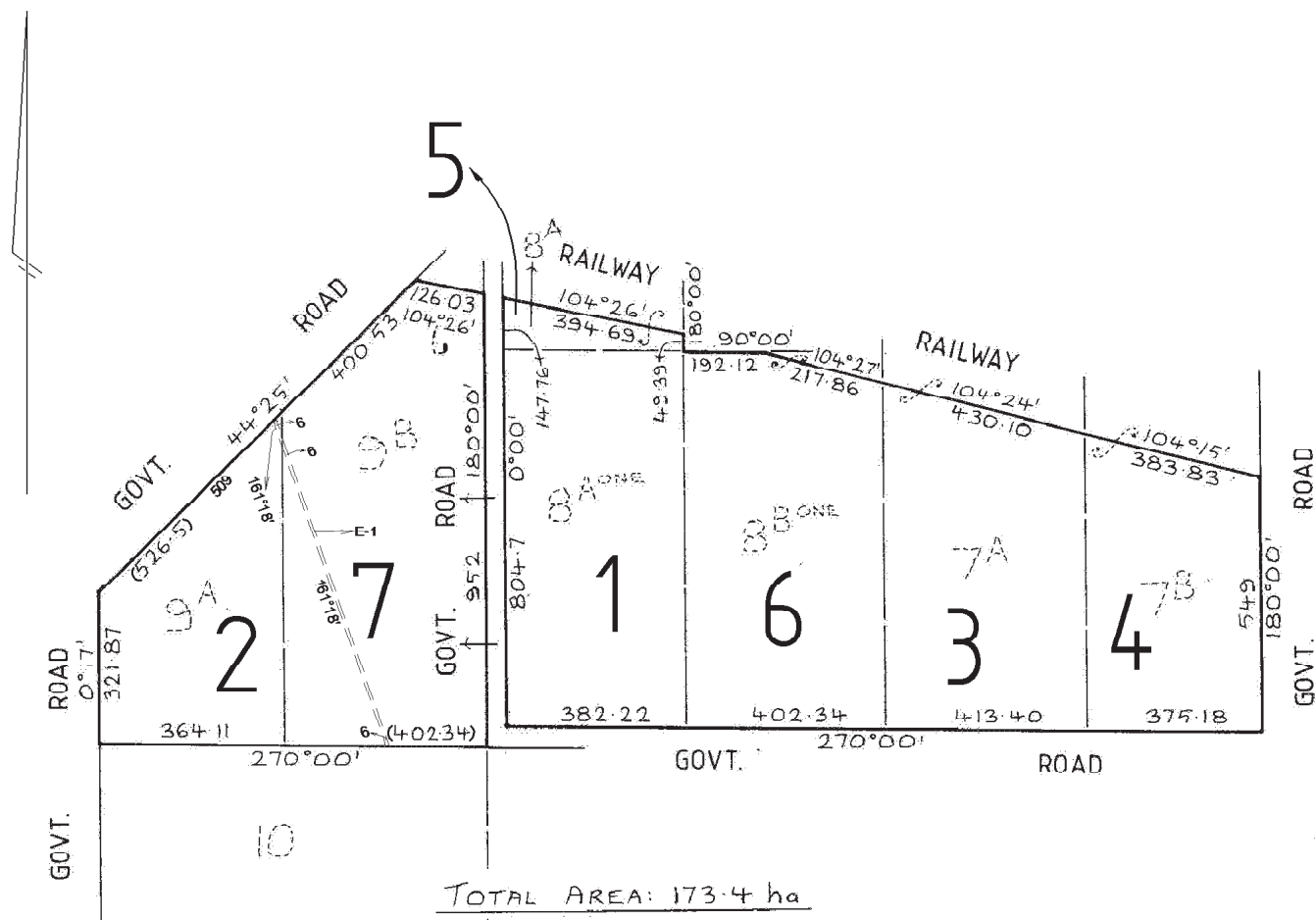


TABLE OF PARCEL IDENTIFIERS	
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962	
PARCEL 1	= CA 8A1
PARCEL 2	= CA 9A
PARCEL 3	= CA 7A (PT)
PARCEL 4	= CA 7B (PT)
PARCEL 5	= CA 8A (PT)
PARCEL 6	= CA 8B1 (PT)
PARCEL 7	= CA 9B (PT)

TITLE PLAN No: TP 98420N

APPURTENANCY INFORMATION

AN APPURTENANT EASEMENT FOR WATER SUPPLY IN FAVOUR OF LOTS 1, 2, 3, 4, 5, 6, 7 ON THIS PLAN HAS BEEN CREATED BY AD639704B

Transfer of Land

Section 45 Transfer of Land Act 1958

The information from this form is
under statutory authority and is used
publicly.

AM997491M



1. Land/s

Land Title Lots 1, 3, 4, 5 & 6 on
TP98420N

Volume 10241 Folio 424 (Part)

Now = Vol 11812 Fol 000

2. Estate and Interest

FEE SIMPLE

KL15/08/16

3. Transferor/s

Transferor

Given Name/s DAVID ARTHUR

Family Name HURSE

4. Transferee/s

Transferee 1

Given Name/s IAN RICHARD

Family Name HURSE

Transferee 2

Given Name/s SHIRLEY JOY

Family Name HURSE

5. Manner of Holding

JOINT PROPRIETORS

6. Address/es of Transferee/s

Address of Transferee 1

Unit Street No 683

Street Name BARINGHUP

Street Type ROAD

Locality CARISBROOK

State VIC Postcode 3464

Address of Transferee 2

Same as Transferee 1

7. Directing Party

None

8. Consideration

\$592,000

9. Signing

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

AM997491M

05/08/2016

\$1478

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Transfer of Land

The information from this
under statutory authority.

Section 45 Transfer of Land Act 1958



Transferor

DAVID ARTHUR HURSE

Signature of Transferor

Transferor Witness

Signature of Witness

10. Date

Date: (DD/MM/YYYY) 27 / 6 / 2016

11. Lodging Party

Customer Code 34710

Reference 216211

Transferee 1

IAN RICHARD HURSE

Signature of Transferee

Transferee Witness

Signature of Witness

Transferee 2

SHIRLEY JOY HURSE

Signature of Transferee

Transferee Witness

Signature of Witness

Transfer of Land

Section 45 Transfer of Land Act 1958

The information from this form is provided under statutory authority.

AM997491M

05/08/2016 \$1478 45



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You may lodge this form in two ways:

1. In person

Land Registration Services
Land Victoria
Level 9, 570 Bourke Street
Melbourne Vic 3000

2. By mail (*extra fee applies*)

Land Registration Services
Land Victoria
PO Box 500
East Melbourne Vic 8002
Or DX 250639 Melbourne

Duty Use Only

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

VOLUME 11812 FOLIO 001

Security no : 124071525135R
Produced 30/04/2018 08:01 am

LAND DESCRIPTION

Lots 2 and 7 on Title Plan 098420N.
PARENT TITLE Volume 10241 Folio 424
Created by instrument AM997488A 05/08/2016

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
DAVID ARTHUR HURSE of BALD HILL ROAD CARISBROOK 3464
T691331T 22/05/1995

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AJ723142X 13/06/2012
RURAL BANK LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP098420N FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

ADMINISTRATIVE NOTICES

NIL

eCT Control 19037T RURAL BANK
Effective from 21/07/2017

DOCUMENT END

VICTORIAN LAND TITLES OFFICE

Transfer of Land

Section 45 Transfer of Land Act 1958



220595 0907 45 0 7691331T

NEED HELP ?

"Your Guide to the T1 Form"

Lodged at the Land Titles Office by:

NEW TITLE

Name: NAB

Phone: _____

MADE AVAILABLE / CHANGE CONTROL

Ref: _____ Customer Code 2009

Land Titles Office Use Only

The Transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land (Title) Crown Allotments 8A one, 9A and part of Crown Allotments 7A, 7B, 8A, 8B one and 9B Section 4 Parish of Moolort being part of the land described in Certificate of Title Volume 8165 Folio 970; Volume 958 Folio 515 and Crown Grant Volume 1065 Folio 968.

Estate and Interest (e.g. "all my estate in fee simple")

All my estate in fee simple

Consideration

Natural love and affection

CH V. 8165 F. 970 (PT)
C.A. 8A ONE & 9A }
PART C.A. 7A, 7B, 8A, 8B ONE } Sec. 4
+ 9B }
TOTAL AREA: 173.4 ha

Transferor (Full name)

AUDREY ELAINE HURSE

NO CERT. OTHERS
KB.

Transferee (Full name and address for future notices including postcode)

DAVID ARTHUR HURSE of Bald Hill Road, Carisbrook 3464

29-6-95
pm 4/7/95

Directing Party (Full name)

NIL

Dated: 23 / 11 / 19 94

Execution and Attestation

SIGNED by the said Transferor in the presence of:

) * Audrey E. Hurse
A. HURSE

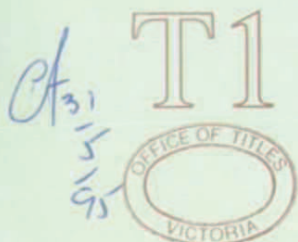
SIGNED by the said Transferee in the presence of:

) * David Hurse
D. A. HURSE

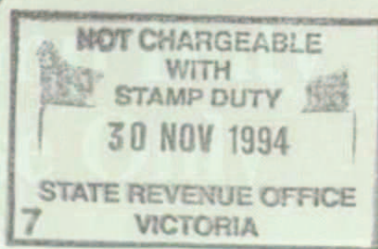
X witness

X witness

Land Titles Office Use Only



Licence No. 2926L



NEW TITLE

NEW TITLE

ORDER TO REGISTER

To the Registrar of Titles

Please register this dealing and upon completion issue the documents as follows :-

Signed.....

Firm's Name.....

Customer code.....

AJ723142X

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:

Name: **RURAL BANK LTD**

Phone: **13756R**

Address:

Ref:

Customer Code: 13756R

Privacy Collection Statement
The information from this form is collected under statutory authority and is used for the purpose of maintaining publicly searchable registers and indexes in the Victorian Land Registry.

MADE AVAILABLE / CHANGE CONTROL

Office Use Only

The *mortgagor* mortgages to the mortgagee ("*Bank*") the estate and interest specified in the land described subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this mortgage. This mortgage is given in consideration of and to better secure loans, advances or financial accommodation provided by the *Bank* to the *mortgagor* or to such other person as the *mortgagor* shall direct.

Land:

Certificate of Title Volume 10241 Folio 424

Estate and Interest being mortgaged: (e.g. "*all my estate in fee simple*")

All my estate in fee simple

Mortgagor:

David Arthur Hurse

Mortgagee:

Rural Bank Limited ABN 74 083 938 416

Level 1, 27 Currie Street, Adelaide, South Australia 5000

Caveat(s) if any (number(s)):

This mortgage is subject to the rights of the caveator(s) under the caveat(s) if any specified above.

Note: Unless the number of a caveat is specified, this mortgage is not subject to the rights of the caveator.

Date of this Mortgage:

23/5/12

The provisions contained in Memorandum of Common Provisions retained by the Registrar of Titles in Number AA709 are incorporated in this mortgage.

Continued on M Page 2

COVENANTS

The *mortgagor* must pay the *secured money* to the *Bank* in accordance with its obligations under any *relevant document*. If the *secured money* is payable on demand or if there is no stipulated time for payment, the *mortgagor* must pay to it to the *Bank* on demand

Approval No.22170710A

ORDER TO REGISTER

Please register and issue title to

STAMP DUTY USE ONLY

M



Signed

Cust. Code:

THE BACK OF THIS FORM MUST NOT BE USED

Land Registry, 570 Bourke Street, Melbourne, 3000, Phone 8636-2010

1 CONSIDERATION

The consideration for which this *mortgage* is given is the *Bank* forbearing to sue immediately in respect of financial accommodation already provided or presently providing or agreeing to provide financial accommodation or at any time or from time to time in the future providing financial accommodation to or at the request of the *mortgagor* and whether at the discretion of or during the pleasure of the *Bank* or otherwise.

2 PROVISIONS OF MEMORANDUM

The *mortgagor* covenants and agrees with the *Bank* that, except to the extent that any of the provisions contained in Memorandum of Common Provisions retained by the Registrar of Titles in Number AA709 ("Memorandum") are excluded by or are repugnant to the context of or are expressly excluded added to or varied by this Schedule:

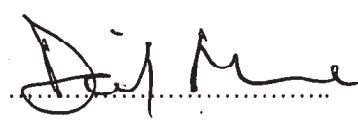
- (a) all of the provisions contained in the Memorandum shall apply to the *mortgage* of which this Schedule forms part;
- (b) the Memorandum is deemed to be incorporated in this document;
- (c) the *mortgagor* shall be bound by the Memorandum to the same extent as if the Memorandum had been set out at length in this Schedule and notwithstanding that the provisions of the Memorandum or some or any of them may be neither covenants nor conditions;
- (d) words shown *like this* in the Schedule have the same meaning as in the Memorandum.

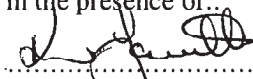
3 ACKNOWLEDGEMENT OF COPY

The *mortgagor* acknowledges having received and read a copy of this *mortgage* and of the Memorandum prior to the time of execution

EXECUTION BY MORTGAGOR

SIGNED by DAVID ARTHUR HURSE
in the presence of:




.....

Witness
Kim Lovett
.....

Full Name of Witness (print)
461 Strathlea Rd Campbelltown Vic
Full Address of Witness (print) 3364

0434 769 747
.....
Telephone Number of Witness (print)

SIGNED by
in the presence of:

.....

.....
Witness

.....
Full Name of Witness (print)

.....
Full Address of Witness (print)

.....
Telephone Number of Witness (print)

Approval No. 22170710A

MPage 2



THE BACK OF THIS FORM MUST NOT BE USED
Land Registry, 570 Bourke Street, Melbourne, 3000, Phone 8636-2010

TITLE PLAN		EDITION 3	TP 98420N
Location of Land Parish: MOOLORT Township: Section: 4 Crown Allotment: 8A1, 9A, 7A (PT), 7B (PT), 8A (PT), 8B1 (PT) & 9B (PT) Crown Portion: Last Plan Reference: Derived From: VOL 10241 FOL 424 Depth Limitation: NIL		Notations AN APPURTENANT WATER SUPPLY EASEMENT IN FAVOUR OF THIS LAND HAS BEEN CREATED BY AG283461F & AG283460H ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN	

EASEMENT INFORMATION				
Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefitted / In Favour Of
E-1	WATER SUPPLY	6	AG283456X	C/T's V.9457 F.794 & V.10241 F.423

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT
 COMPILED: 05/08/1999
 VERIFIED: BC

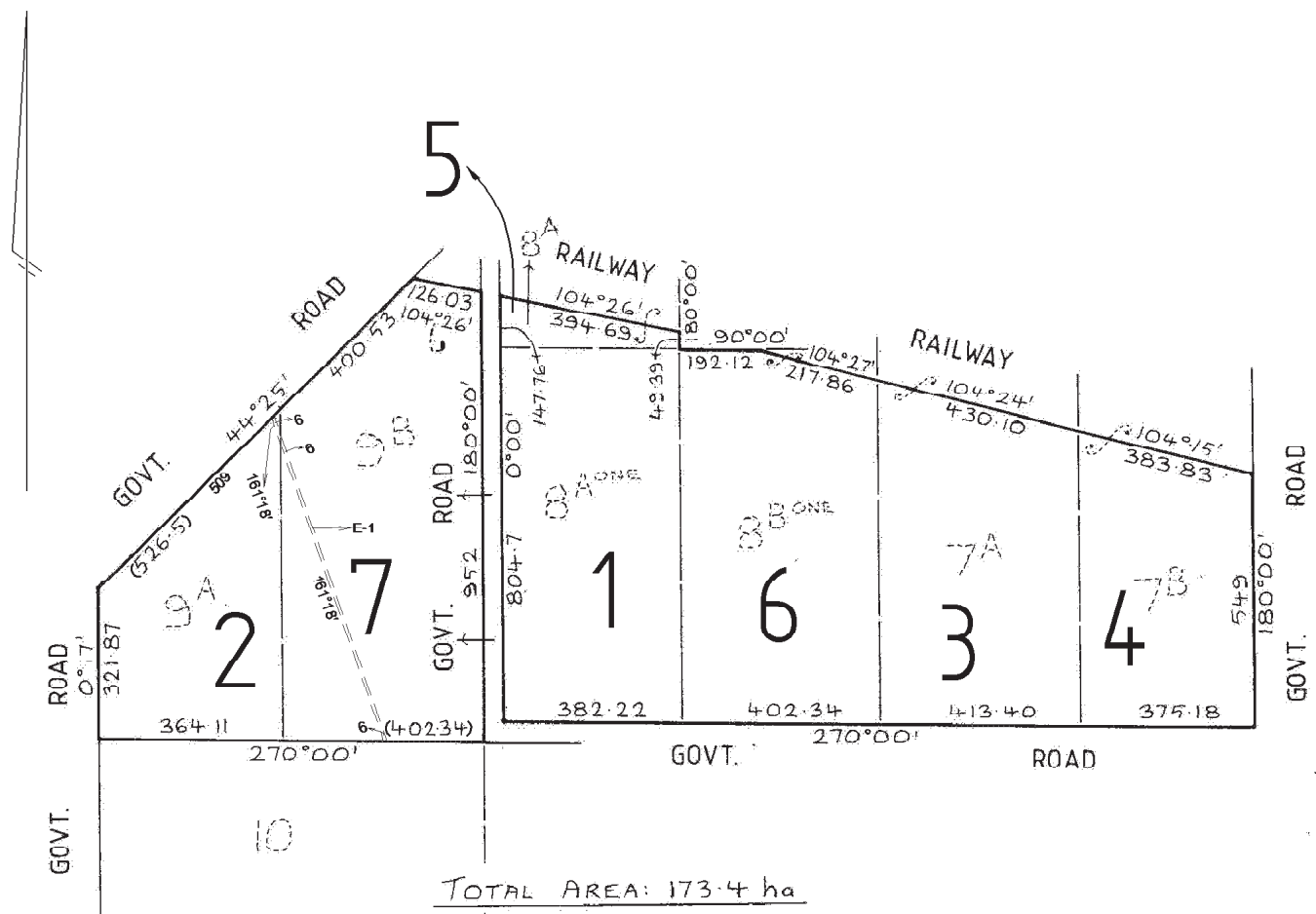


TABLE OF PARCEL IDENTIFIERS	
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962	
PARCEL 1 =	CA 8A1
PARCEL 2 =	CA 9A
PARCEL 3 =	CA 7A (PT)
PARCEL 4 =	CA 7B (PT)
PARCEL 5 =	CA 8A (PT)
PARCEL 6 =	CA 8B1 (PT)
PARCEL 7 =	CA 9B (PT)

TITLE PLAN No: TP 98420N

APPURTENANCY INFORMATION

AN APPURTENANT EASEMENT FOR WATER SUPPLY IN FAVOUR OF LOTS 1, 2, 3, 4, 5, 6, 7 ON THIS PLAN HAS BEEN CREATED BY AD639704B



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**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

Page 1 of 1

VOLUME 10241 FOLIO 423

Security no : 124071525335Y
Produced 30/04/2018 08:24 am

LAND DESCRIPTION

Crown Allotments 11,12,13A and 13B Section 4 Parish of Moolort.
PARENT TITLE Volume 08165 Folio 970
Created by instrument T691330W 22/05/1995

REGISTERED PROPRIETOR

Estate Fee Simple
Joint Proprietors
BRIAN JOHN HURSE
JULIE RUTH HURSE both of 128 BALD HILL ROAD CARISBROOK VIC 3464
AG283455A 08/01/2009

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AG283459R 08/01/2009
NATIONAL AUSTRALIA BANK LTD

For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP076610G FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

ADMINISTRATIVE NOTICES

NIL

eCT Control 16089P NATIONAL AUSTRALIA BANK LIMITED (59)
Effective from
23/10/2016

DOCUMENT END

2

TRANSFER OF LAND

Section 45 Transfer of Land Act 1958

Lodged by:
Name: NONAN # SUTHERLAND
Phone:
Address:
Ref.:
Customer Code: 3880K



Privacy Collect
The information statutory authority maintaining public indexes in the V.

AG283455A

08/01/2009 \$115.90 45NM

MADE AVA

Office Use Only DE NOTE (340) 5.115.90

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: (volume and folio reference)

CERTIFICATE OF TITLE VOLUME 10241 FOLIO 423

Estate and Interest: (e.g. "all my estate in fee simple")

ALL MY ESTATE IN FEE SIMPLE

Consideration:

LOVE AND AFFECTION

Transferor: (full name)

BRIAN JOHN HURSE

Transferee: (full name and address including postcode)

BRIAN JOHN HURSE and JULIE RUTH HURSE of 128 Bald Hill Road, Carisbrook 3465

Directing Party: (full name)

NIL

Dated: 1/12/2008

Execution and attestation:

SIGNED by the Transferors
in the presence of:

) [Signature]
)
B. J. Hurse

Witness: [Signature]

SIGNED by the said Transferees
in the presence of:

) [Signature] [Signature]
)
B. J. Hurse J/R. Hurse

Witness: [Signature]

Approval No. 18170711L

ORDER TO REGISTER

Please register and issue title to

T1



National Australia Bank
ABN 12004044937
Signed Ballarat Agri Ballarat VIC
Cust. Code: 0200Q

STAMP DUTY USE ONLY

Quayles Pty Ltd

DRS Vic Duty \$0.00
AP 185
Consideration \$0.00
Trans No. 1724/2008
Endorse Date 02/12/2008
Section 43(3) Original
QUAYLES Signature

THE BACK OF THIS FORM MUST NOT BE USED

Land Registry, 570 Bourke Street, Melbourne 3000. Phone 03 8636 2010

6

Mortgage of Land

Section 74 Transfer of Land Act 1958



Lodged by:

Name: National Australia Bank Limited ABN 12 004 044 937

Telephone no.: () NOONAN & SUTHERLAND

Address: _____

Ref: _____

Customer Code: 3580K

Private **AG283459R**

The information statutory authc of maintaining indexes in the

08/01/2009 \$95.10 74 3F

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MADE AVAILABLE/CHANGE CONTROL

Office Use Only

The Mortgagor mortgages to the Mortgagee the estate and interest specified in the land described together with each structure, fixture or improvement on it or fixed to it subject to the registered encumbrances affecting the land and any created by dealings lodged for registration prior to the lodging of this Mortgage with the payment of the amount owing and agrees as set out in this Mortgage.

Land (Title or Crown Grant Volume Folio)

Certificate of Title Volume 10241 Folio 423 (No. T99130W)

Estate or Interest being mortgaged

Estate in fee simple

Mortgagor (full name)

Brian John Hurse & Julie Ruth Hurse

("Mortgagor")

Mortgagee

National Australia Bank Limited ABN 12 004 044 937
500 Bourke Street Melbourne Victoria

("Bank")

Date of this Mortgage 8-12-08

The provisions contained in Mortgage Memorandum of Common Provisions retained by the Registrar of Titles in No. AA1147 ("Memorandum") are incorporated in this Mortgage.

The Mortgagor agrees with the Bank as follows:

1. A reference to "this Mortgage" in this instrument of Mortgage, the Memorandum, and any annexure to this Mortgage is a reference to the Mortgage constituted by this instrument of Mortgage, the Memorandum and any annexure to this Mortgage. Words defined in the Memorandum have the same meaning when used in this instrument of Mortgage and any annexure to this Mortgage. The Mortgagor acknowledges that the Mortgagee has received and read a copy of this Mortgage prior to executing it.
2. The Mortgagor acknowledges giving this Mortgage and incurring obligations and giving rights under this Mortgage for valuable consideration received from the Bank.

Approval No. 4500712A

ORDER TO REGISTER

Please register and issue title to

NATIONAL AUSTRALIA BANK

National Australia Bank Limited
ABN 12004044937

Signed [Signature] Cust. Code: 3580K

STAMP DUTY USE ONLY

M



THE BACK OF THIS FORM MUST NOT BE USED

Land Registry, 570 Bourke Street, Melbourne, 3000, Phone 8636-2010

MORTGAGOR EXECUTION AND ATTESTATION - MANDATORY

Individual/s

Signed Sealed and Delivered in Victoria by the Mortgagor in the presence of:

Signature of Witness <i>[Handwritten Signature]</i>
Signature of Witness <i>[Handwritten Signature]</i>
Signature of Witness
Signature of Witness

Signature of Mortgagor <i>[Handwritten Signature]</i>
Signature of Mortgagor <i>[Handwritten Signature]</i>
Signature of Mortgagor
Signature of Mortgagor

AG283459R

08/01/2009 \$95.10 74



Companies Executing without using a Common Seal

Executed by

by being signed by:

Signature
Full Name (BLOCK LETTERS)
Address
Office held (Director, Secretary or Sole Director and Sole Company Secretary)

Signature
Full Name (BLOCK LETTERS)
Address
Office held (Director, Secretary or Sole Director and Sole Company Secretary)

Companies Executing by using a Common Seal

The Common Seal of

was affixed in the presence of:

Signature
Full Name (BLOCK LETTERS)
Address
Office held (Director, Secretary or Sole Director and Sole Company Secretary)

Signature
Full Name (BLOCK LETTERS)
Address
Office held (Director, Secretary or Sole Director and Sole Company Secretary)

MORTGAGEE - NO EXECUTION REQUIRED

Approval No. 4500712A

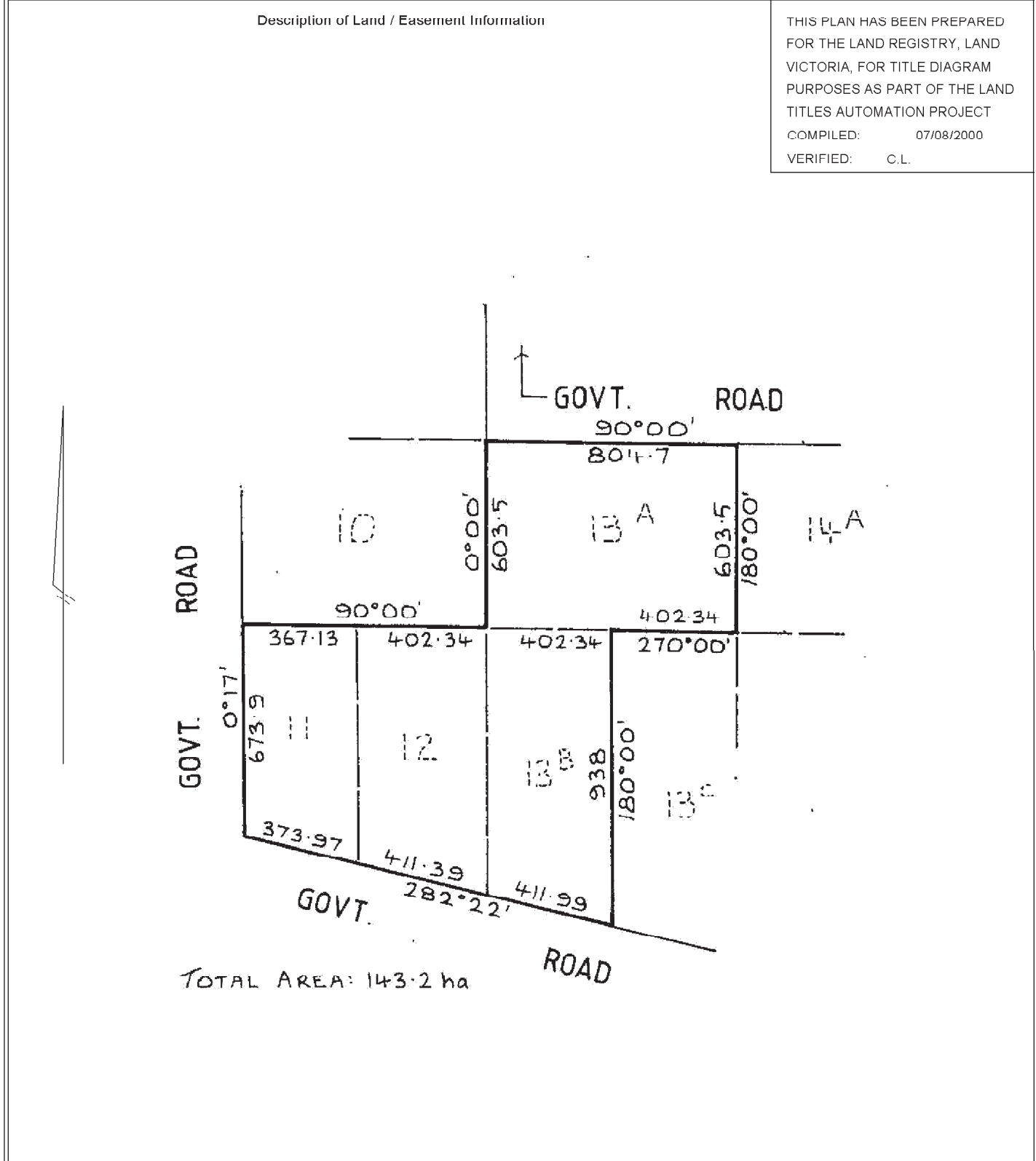
M page 2



THE BACK OF THIS FORM MUST NOT BE USED
Land Registry, 570 Bourke Street, Melbourne, 3000, Phone 8636-2010

TITLE PLAN		EDITION 3	TP 76610G
------------	--	-----------	-----------

<p>Location of Land</p> <p>Parish: MOOLORT Township: Section: 4 Crown Allotment: 11, 12, 13A, 13B Crown Portion:</p> <p>Last Plan Reference: Derived From: VOL 10241 FOL 423 Depth Limitation: NIL</p>	<p style="text-align: center;">Notations</p> <p>AN APPURTENANT WATER SUPPLY EASEMENT IN FAVOR OF THE LAND IN THIS PLAN HAS BEEN CREATED BY W860210T</p> <p>AN EASEMENT FOR WATER SUPPLY PURPOSES APPURTENANT TO THE WITHIN LAND HAS BEEN CREATED BY AG283456X, AG283457V, AG283458T</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
---	--



LENGTHS ARE IN METRES	Metres = 0.3048 x Feet Metres = 0.201168 x Links	Sheet 1 of 1 sheets
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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 01028 FOLIO 568 Security no : 124073457869T

Produced 16/08/2018 11:22 am

LAND DESCRIPTION

Crown Allotments 14B1 and 14C1 Section 4 Parish of Moolort.
PARENT TITLE Volume 00948 Folio 463
Created by instrument 0062968 18/06/1877

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
IAN RICHARD HURSE of 683 BARINGHUP ROAD CARISBROOK VIC 3464
AR067789E 29/05/2018

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AR172085G 26/06/2018
RURAL BANK LTD

For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP563813B FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AR036443T	NOMINATE PCT	Completed	18/05/2018
AR067789E	SURVIVORSHIP APPLICATION	Registered	29/05/2018
AR172080S	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172081Q	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172085G	MORTGAGE	Registered	26/06/2018

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

ADMINISTRATIVE NOTICES

NIL

eCT Control 13756R RURAL BANK LIMITED
Effective from 26/06/2018

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

AB863091Y

08/02/2003 \$476 45
Vii 

TRANSFER OF LAND
Section 45 Transfer of Land Act 1958



Lodged by:
Name: ~~KEVIN A NOONAN~~ HERRING + McMILLAN
Phone: 54611177 03-54611344 105 HIGH ST MARYBOROUGH WA
Address: 93 HIGH STREET MARYBOROUGH
Ref.: KAN: 367102 NH: 02943
Customer Code: 3580K e964c

MADE AVAILABLE/CHANGE CONTROL
Land Titles Office Use Only

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: (volume and folio reference)
CERTIFICATE OF TITLE VOLUME 1028 FOLIO 568 and the land remaining in
CERTIFICATES OF TITLE VOLUME 8165 FOLIO 970 VOLUME 1032 FOLIO 296

Estate and Interest: (e.g. "all my estate in fee simple")
ALL MY ESTATE IN FEE SIMPLE

Consideration:
\$155,000.00



Transferor: (full name)
DAVID ARTHUR HURSE and BRIAN JOHN HURSE as Executors of the Estate of
AUDREY ELAINE HURSE

Transferee: (full name and address including postcode)
IAN RICHARD HURSE and SHIRLEY JOY HURSE both of 683 Baringhup Road, Carisbrook 3464

Directing Party: (full name)
NIL

Dated: 28.11.02

Execution and attestation:
SIGNED by the said Transferors) David Hurse Brian Hurse
in the presence of:)
Witness:)
SIGNED by the said Transferees) Ian Hurse Shirley Hurse
in the presence of:)
Witness:)

Approval No. 571007L ORDER TO REGISTER

T1

Please register and issue title to



Signed Cust. Code:

MM 8/02/03

STAMP DUTY USE ONLY

Not Chargeable Pursuant
To Section 56
Trn:1418979 06-DEC-2002
SRO Victoria Duty, BX10

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:

Name: Ellinghaus Weill

Phone: 03 5441 6090

Address: 52 Mitchell Street BENDIGO 3550

Ref: 76470

Customer Code: 3471Q



AF073263Q

18/05/2007 \$145 74



The information is the property of the Office of Titles and is used for the purpose of maintaining publicly searchable registers and indexes in the Victorian

MADE AVAILABLE/CHANGE CONTROL
Land Titles Office Use Only

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the registered encumbrances affecting the land and any encumbrances created by dealings lodged for registration before this mortgage was lodged. This mortgage is given for valuable consideration and for the purpose of securing the payment of the amount owing by the mortgagor to the mortgagee.

Land:

Certificate of Title Volume 9561 Folio 416, Volume 979 Folio 623, Volume 9004 Folio 014, Volume 730 Folio 999, Volume 971 Folio 014, Volume 9080 Folio 848, Volume 10282 Folio 551, Volume 1065 Folio 968, Volume 958 Folio 515, Volume 8165 Folio 970, Volume 1032 Folio 296 and Volume 1028 Folio 568

Estate and Interest being mortgaged:

All our estate in fee simple

Mortgagor (Registered Proprietor)

Ian Richard Hurse and Shirley Joy Hurse of 683 Baringhup Road CARISBROOK 3464

Mortgagee:

Sandhurst Trustees Limited ACN 004 030 737 of 18 View Street, Bendigo, Victoria, 3550

Date of this Mortgage:

Dated the 2nd day of April 2007

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ("Memorandum") are incorporated in this mortgage.

Approval No. 22330311A

ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY

M

Signed

Cust. Code



THE BACK OF THIS FORM MUST NOT BE USED

COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:-

1. Each reference to "land" on the first page of this cover sheet includes a reference to any fixture, structure or improvement on it or affixed to it.
2. A reference to "this mortgage" in this cover sheet, in any annexure to this cover sheet or in the Memorandum of Common Provisions specified on the first page of this cover sheet is a reference to the mortgage constituted by this cover sheet, each annexure to this cover sheet and that Memorandum. You acknowledge that you received, read and understood a copy of the Memorandum before signing this mortgage.
3. Address for notices and other communications, if different to that shown on the first page of this cover sheet:

You (mortgagor) Ian Richard Hurse and Shirley Joy Hurse
 Address: 683 Baringhup Road CARISBROOK 3464
 Fax No:



Us (mortgagee)
 Address: 18 View Street, Bendigo, Victoria, 3550
 Fax No:

4. If there is any inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
5. The Memorandum is varied as follows:

Execution and attestation (mortgagor only – this mortgage is not required to be executed by the mortgagee).

SIGNED SEALED AND DELIVERED
by **Ian Richard Hurse** in the presence of:



)
)
) 

SIGNED SEALED AND DELIVERED
by **Shirley Joy Hurse** in the presence of:



)
)
) 

Approval No. 22330311A

M

Page 2



THE BACK OF THIS FORM MUST NOT BE USED

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:



Privacy Coll
The information from statutory authority and maintaining publicly seen in the Victoria

AG295361S
15/01/2009 \$315.10 74

A standard 1D barcode representing the mortgage number AG295361S.

Name: Bendigo and Adelaide Bank Limited
ABN 11 068 049 178
Phone: 1300 550 575
Address: The Bendigo Centre, Bendigo 3550
Ref: 7590003/1201
Customer Code: 3500L

MADE AVAILABLE/CHANGE CONTROL
Office Use Only

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the registered encumbrances affecting the land and any encumbrances created by dealings lodged for registration before this mortgage was lodged. This mortgage is given for valuable consideration and for the purpose of securing the payment of the amount owing by the mortgagor to the mortgagee.

Land

Certificates of Title Volume 8059 Folio 901 and Volume 8059 Folio 901 and Volume 7987 Folio 126 and Volume 11008 Folio 362 and Volume 11008 Folio 367 and Volume 11008 Folio 373 and Volume 10247 Folio 759 and Volume 3082 Folio 282 and Volume 5379 Folio 651 and Volume 3813 Folio 436 and Volume 10247 Folio 761 and Volume 10488 Folio 335 and Volume 7695 Folio 072 and Volume 9561 Folio 416 and Volume 979 Folio 623 and Volume 9004 Folio 014 and Volume 730 Folio 999 and Volume 971 Folio 001 and Volume 9080 Folio 848 and Volume 10282 Folio 551 and Volume 1065 Folio 968 and Volume 958 Folio 515 and Volume 8165 Folio 970 and Volume 1032 Folio 296 and Volume 1028 Folio 568 and Volume 7465 Folio 001 and Volume 2525 Folio 965 and Volume 7025 Folio 846

Estate or interest being mortgaged

ALL OUR ESTATE IN FEE SIMPLE

Mortgagor (Registered Proprietor)

IAN RICHARD HURSE AND SHIRLEY JOY HURSE

Mortgagee

BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178 of The Bendigo Centre, Bendigo, 3550.

Date of this mortgage

DATED THIS 23 DAY OF December 20 08

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ('Memorandum') are incorporated in this mortgage.

Continued on M Page 2

Approval No. 1282077A ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY



Signed Cust. Code:

AG295361S

15/01/2009 \$315.10 74


COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:

- 1 Each reference to 'land' on the first page of this cover sheet includes a reference to any fixture, structure or improvement on it or affixed to it.
- 2 A reference to 'this mortgage' in this cover sheet, in any annexure to this cover sheet or in the memorandum of common provisions specified on the first page of this cover sheet is a reference to the mortgage constituted by this cover sheet, each annexure to this cover sheet and that Memorandum. You acknowledge that you received, read and understood a copy of the Memorandum before signing this mortgage:
- 3 Address for notices and other communications, if different to that shown on the first page of this cover sheet:
 - You (mortgagor)** Ian Richard Hursc AND Shirley Joy Hursc
Address: 683 Baringhup Rd CARISBROOK VIC 3464
Fax no:
 - Us (mortgagee)** BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178
Address: The Bendigo Centre, Bendigo 3550
Fax no: (03) 5433 9690
- 4 If there is an inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
- 5 The Memorandum is varied as follows:

Execution and attestation (mortgagor only - this mortgage is not required to be executed by the mortgagee).

Signed Sealed and Delivered)
 by the said)
 Ian Richard Hursc)
 in the presence of:-)

Signed Sealed and Delivered)
 by the said)
 Shirley Joy Hursc)
 in the presence of:-)

Witness _____

Witness _____

Approval No. 1282077A

M Page 2

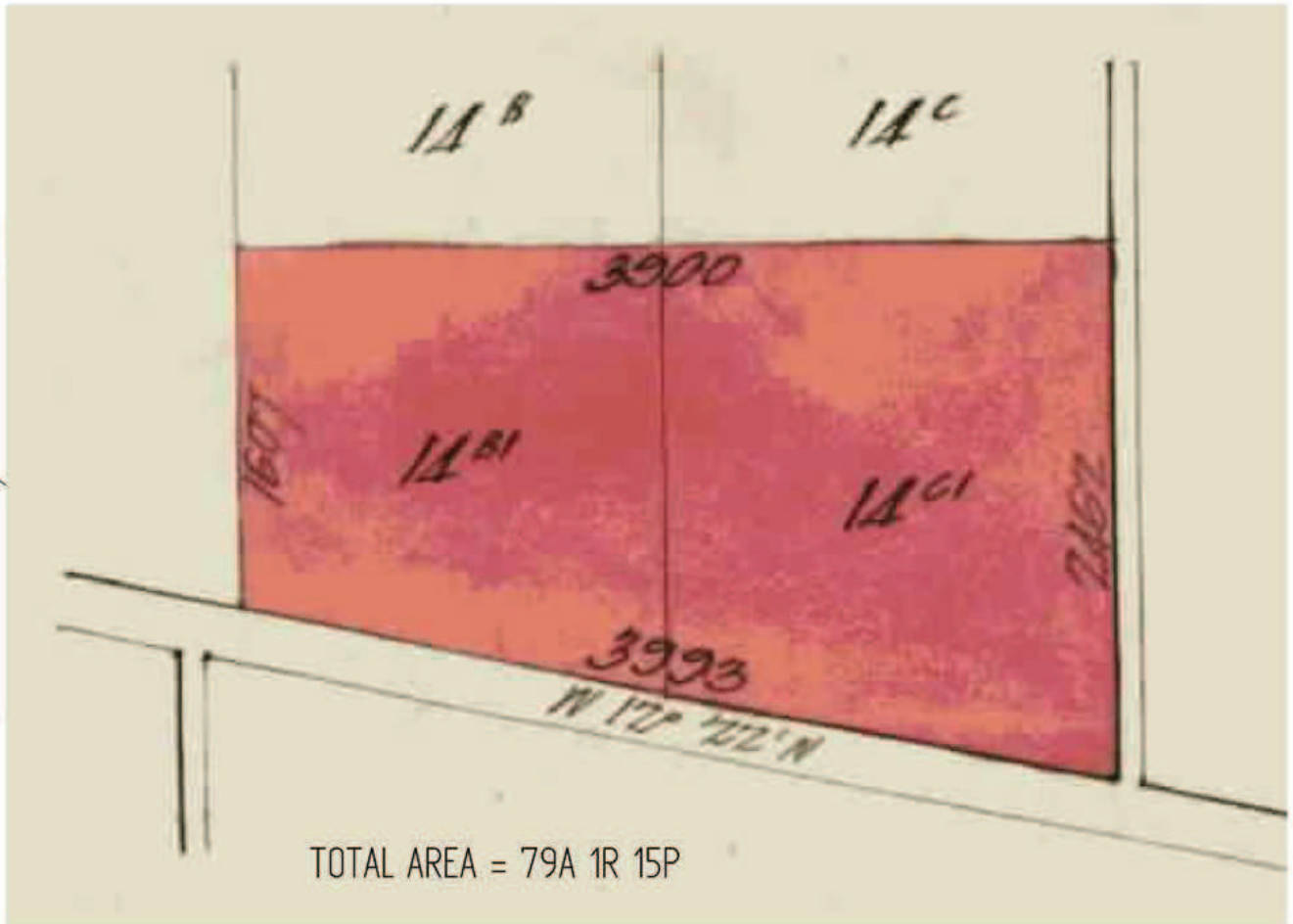


THE BACK OF THIS FORM MUST NOT BE USED
Land Registry, 570 Bourke Street, Melbourne 3000. Phone (03) 8636-2010

TITLE PLAN	EDITION 1	TP 563813B
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<p>Location of Land</p> <p>Parish: MOOLORT Township: Section: 4 Crown Allotment: 14B1, 14C1 Crown Portion:</p> <p>Last Plan Reference: Derived From: VOL 1028 FOL 568 Depth Limitation: NIL</p>	<p>Notations</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
--	--

<p>Description of Land / Easement Information</p>	<p>THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT</p> <p>COMPILED: 12/07/2000 VERIFIED: BH</p>
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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 00958 FOLIO 515 Security no : 124073457712P

Produced 16/08/2018 11:18 am

LAND DESCRIPTION

Crown Allotment 14A1 Section 4 Parish of Moolort.
PARENT TITLE Volume 00499 Folio 637
Created by instrument 0062999 18/06/1877

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
IAN RICHARD HURSE of 683 BARINGHUP ROAD CARISBROOK VIC 3464
AR067789E 29/05/2018

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AR172085G 26/06/2018
RURAL BANK LTD

For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP569136L FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AR036443T	NOMINATE PCT	Completed	18/05/2018
AR067789E	SURVIVORSHIP APPLICATION	Registered	29/05/2018
AR172080S	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172081Q	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172085G	MORTGAGE	Registered	26/06/2018

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 3080 PYRENEES HIGHWAY MOOLORT VIC 3465

ADMINISTRATIVE NOTICES

NIL

eCT Control 13756R RURAL BANK LIMITED
Effective from 26/06/2018

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

277-

TRANSFER OF LAND

Section 45 Transfer of Land Act 1958

Lodged by:
Name: K. Noonan
Phone: 5461 1177
Address: OX 46508 Maryborough
Ref.: 367/02
Customer Code: 3580K



AC865544S
18/05/2004 \$277 45

MADE AVAILABLE / CHANGE CONTROL
Land Titles Office Use Only

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: (volume and folio reference)
CERTIFICATES OF TITLE VOLUME 10282 FOLIO 551 VOLUME 958 FOLIO 515
VOLUME 1065 FOLIO 968

Estate and Interest: (e.g. "all my estate in fee simple")
ALL MY ESTATE IN FEE SIMPLE

Consideration:
\$76,000.00



Transferor: (full name)
DAVID ARTHUR HURSE

Transferee: (full name and address including postcode)
IAN RICHARD HURSE and SHIRLEY JOY HURSE of 683 Baringhup Road, Carisbrook 3464

Directing Party: (full name)
NIL

Dated: 15/3/04

Execution and attestation:
SIGNED by the said Transferor)
in the presence of:) David Hurse

Witness: A. No. Clarris

SIGNED by the said Transferees)
in the presence of:) Ian Hurse Shirley Hurse

Witness: [Signature]

Approval No. 571007L ORDER TO REGISTER
Please register and issue title to

T1



Signed Cust. Code:

STAMP DUTY USE ONLY	
Lawpoint Pty Ltd	
This stamp is	ADN 82 003 480 671 AP 411
SRO	Victorian Duty \$..... <u>1624</u>
Property	Consideration / Advances \$..... <u>76000</u>
NOT TO BE COPIED	Victorian Assets %..... Section.....
	Original / Counterpart / Collateral / Upstamp
	Transaction No:..... <u>9607/2004</u>
	Endorsing Date: <u>13 15 1 04</u>
	Signature:..... No 1

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:

Name: Ellinghaus Weill

Phone: 03 5441 6090

Address: 52 Mitchell Street BENDIGO 3550

Ref: 76470

Customer Code: 3471Q



AF073263Q

18/05/2007 \$145 74



The information is the authority and is used for the purpose of maintaining publicly searchable registers and indexes in the Victorian

MADE AVAILABLE/CHANGE CONTROL
Land Titles Office Use Only

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the registered encumbrances affecting the land and any encumbrances created by dealings lodged for registration before this mortgage was lodged. This mortgage is given for valuable consideration and for the purpose of securing the payment of the amount owing by the mortgagor to the mortgagee.

Land:

Certificate of Title Volume 9561 Folio 416, Volume 979 Folio 623, Volume 9004 Folio 014, Volume 730 Folio 999, Volume 971 Folio 014, Volume 9080 Folio 848, Volume 10282 Folio 551, Volume 1065 Folio 968, Volume 958 Folio 515, Volume 8165 Folio 970, Volume 1032 Folio 296 and Volume 1028 Folio 568

Estate and Interest being mortgaged:

All our estate in fee simple

Mortgagor (Registered Proprietor)

Ian Richard Hurse and Shirley Joy Hurse of 683 Baringhup Road CARISBROOK 3464

Mortgagee:

Sandhurst Trustees Limited ACN 004 030 737 of 18 View Street, Bendigo, Victoria, 3550

Date of this Mortgage:

Dated the 2nd day of April 2007

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ("Memorandum") are incorporated in this mortgage.

Approval No. 22330311A

ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY

M

Signed

Cust. Code



THE BACK OF THIS FORM MUST NOT BE USED

COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:-

1. Each reference to "land" on the first page of this cover sheet includes a reference to any fixture, structure or improvement on it or affixed to it.
2. A reference to "this mortgage" in this cover sheet, in any annexure to this cover sheet or in the Memorandum of Common Provisions specified on the first page of this cover sheet is a reference to the mortgage constituted by this cover sheet, each annexure to this cover sheet and that Memorandum. You acknowledge that you received, read and understood a copy of the Memorandum before signing this mortgage.
3. Address for notices and other communications, if different to that shown on the first page of this cover sheet:

You (mortgagor) Ian Richard Hurse and Shirley Joy Hurse
 Address: 683 Baringhup Road CARISBROOK 3464
 Fax No:




Us (mortgagee)
 Address: 18 View Street, Bendigo, Victoria, 3550
 Fax No:

4. If there is any inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
5. The Memorandum is varied as follows:

Execution and attestation (mortgagor only – this mortgage is not required to be executed by the mortgagee).

SIGNED SEALED AND DELIVERED
by **Ian Richard Hurse** in the presence of:



)
)
) 

SIGNED SEALED AND DELIVERED
by **Shirley Joy Hurse** in the presence of:



)
)
) 

Approval No. 22330311A

M

Page 2



THE BACK OF THIS FORM MUST NOT BE USED

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:



Privacy Coll
The information from statutory authority and maintaining publicly seen in the Victoria

AG295361S
15/01/2009 \$315.10 74

Name: Bendigo and Adelaide Bank Limited
ABN 11 068 049 178
Phone: 1300 550 575
Address: The Bendigo Centre, Bendigo 3550
Ref: 7590003/1201
Customer Code: 3500L

MADE AVAILABLE/CHANGE CONTROL
Office Use Only

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the registered encumbrances affecting the land and any encumbrances created by dealings lodged for registration before this mortgage was lodged. This mortgage is given for valuable consideration and for the purpose of securing the payment of the amount owing by the mortgagor to the mortgagee.

Land

Certificates of Title Volume 8059 Folio 901 and Volume 8059 Folio 901 and Volume 7987 Folio 126 and Volume 11008 Folio 362 and Volume 11008 Folio 367 and Volume 11008 Folio 373 and Volume 10247 Folio 759 and Volume 3082 Folio 282 and Volume 5379 Folio 651 and Volume 3813 Folio 436 and Volume 10247 Folio 761 and Volume 10488 Folio 335 and Volume 7695 Folio 072 and Volume 9561 Folio 416 and Volume 979 Folio 623 and Volume 9004 Folio 014 and Volume 730 Folio 999 and Volume 971 Folio 001 and Volume 9080 Folio 848 and Volume 10282 Folio 551 and Volume 1065 Folio 968 and Volume 958 Folio 515 and Volume 8165 Folio 970 and Volume 1032 Folio 296 and Volume 1028 Folio 568 and Volume 7465 Folio 001 and Volume 2525 Folio 965 and Volume 7025 Folio 846

Estate or interest being mortgaged

ALL OUR ESTATE IN FEE SIMPLE

Mortgagor (Registered Proprietor)

IAN RICHARD HURSE AND SHIRLEY JOY HURSE

Mortgagee

BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178 of The Bendigo Centre, Bendigo, 3550.

Date of this mortgage

DATED THIS 23 DAY OF December 20 08

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ('Memorandum') are incorporated in this mortgage.

Continued on M Page 2

Approval No. 1282077A ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY



Signed Cust. Code:

AG295361S

15/01/2009 \$315.10 74


COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:

- 1 Each reference to 'land' on the first page of this cover sheet includes a reference to any fixture, structure or improvement on it or affixed to it.
- 2 A reference to 'this mortgage' in this cover sheet, in any annexure to this cover sheet or in the memorandum of common provisions specified on the first page of this cover sheet is a reference to the mortgage constituted by this cover sheet, each annexure to this cover sheet and that Memorandum. You acknowledge that you received, read and understood a copy of the Memorandum before signing this mortgage:
- 3 Address for notices and other communications, if different to that shown on the first page of this cover sheet:
 - You (mortgagor)** Ian Richard Hursc AND Shirley Joy Hursc
Address: 683 Baringhup Rd CARISBROOK VIC 3464
Fax no:
 - Us (mortgagee)** BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178
Address: The Bendigo Centre, Bendigo 3550
Fax no: (03) 5433 9690
- 4 If there is an inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
- 5 The Memorandum is varied as follows:

Execution and attestation (mortgagor only - this mortgage is not required to be executed by the mortgagee).

Signed Sealed and Delivered)
 by the said)
 Ian Richard Hursc)
 in the presence of:-)

Signed Sealed and Delivered)
 by the said)
 Shirley Joy Hursc)
 in the presence of:-)

Witness _____

Witness _____

Approval No. 1282077A

M Page 2

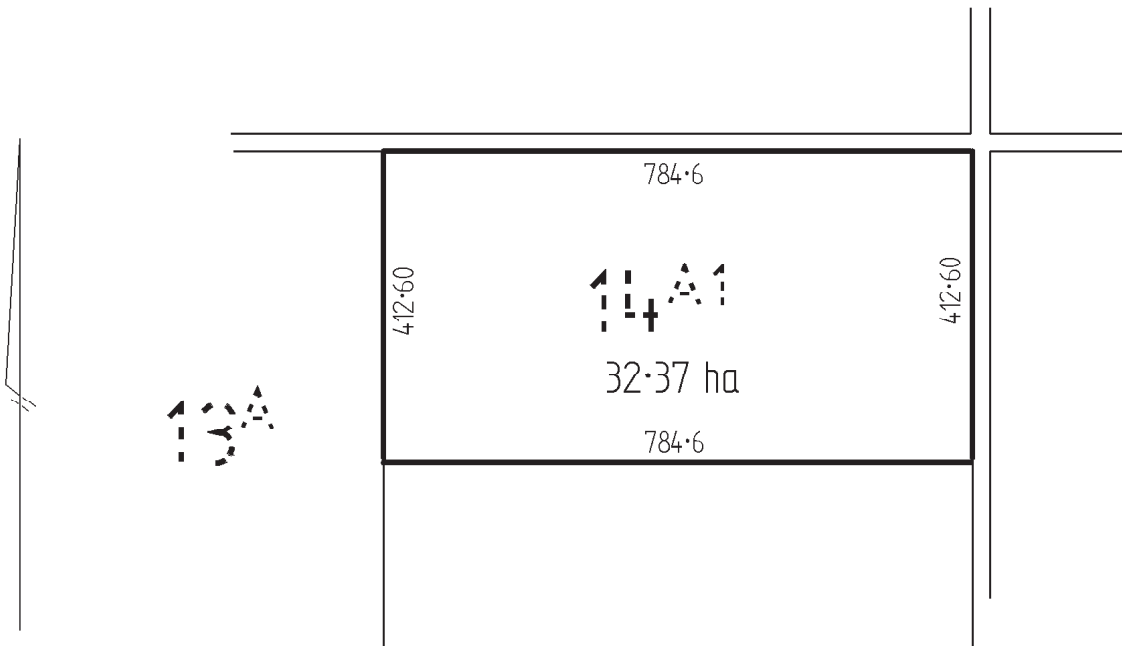


THE BACK OF THIS FORM MUST NOT BE USED
Land Registry, 570 Bourke Street, Melbourne 3000. Phone (03) 8636-2010

TITLE PLAN		EDITION 1	TP 569136L
-------------------	--	------------------	-------------------

<p>Location of Land</p> <p>Parish: MOOLORT Township: Section: 4 Crown Allotment: 14A1 Crown Portion:</p> <p>Last Plan Reference: Derived From: VOL 958 FOL 515 Depth Limitation: NIL</p>	<p style="text-align: center;">Notations</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
--	--

<p>Description of Land / Easement Information</p>	<p>THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT</p> <p>COMPILED: 25/07/2000 VERIFIED: A.C.</p>
--	---



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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 10282 FOLIO 551 Security no : 124073457625J

Produced 16/08/2018 11:17 am

LAND DESCRIPTION

Crown Allotment 14A Section 4 Parish of Moolort.
PARENT TITLE Volume 01032 Folio 296
Created by instrument T999442C 13/12/1995

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
IAN RICHARD HURSE of 683 BARINGHUP ROAD CARISBROOK VIC 3464
AR067789E 29/05/2018

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AR172085G 26/06/2018
RURAL BANK LTD

For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP075307N FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AR036443T	NOMINATE PCT	Completed	18/05/2018
AR067789E	SURVIVORSHIP APPLICATION	Registered	29/05/2018
AR172081Q	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172084J	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172085G	MORTGAGE	Registered	26/06/2018

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 3080 PYRENEES HIGHWAY MOOLORT VIC 3465

ADMINISTRATIVE NOTICES

NIL

eCT Control 13756R RURAL BANK LIMITED
Effective from 26/06/2018

DOCUMENT END

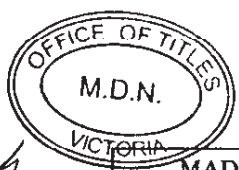
Delivered from the LANDATA System by URBIS PRO Pty Ltd

277-

TRANSFER OF LAND

Section 45 Transfer of Land Act 1958

Lodged by:
Name: K. Noonan
Phone: 5461 1177
Address: OX 46508 Maryborough
Ref.: 367102
Customer Code: 3580K



AC865544S



MADE AVAILABLE / CHANGE CONTROL
Land Titles Office Use Only

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: (volume and folio reference)
CERTIFICATES OF TITLE VOLUME 10282 FOLIO 551 VOLUME 958 FOLIO 515
VOLUME 1065 FOLIO 968

Estate and Interest: (e.g. "all my estate in fee simple")
ALL MY ESTATE IN FEE SIMPLE

Consideration:
\$76,000.00



Transferor: (full name)
DAVID ARTHUR HURSE

Transferee: (full name and address including postcode)
IAN RICHARD HURSE and SHIRLEY JOY HURSE of 683 Baringhup Road, Carisbrook 3464

Directing Party: (full name)
NIL

Dated: 15/3/04

Execution and attestation:
SIGNED by the said Transferor)
in the presence of:) David Hurse

Witness: A. No. Clarris

SIGNED by the said Transferees)
in the presence of:) Ian Hurse Shirley Hurse

Witness: [Signature]

Approval No. 571007L ORDER TO REGISTER
Please register and issue title to

T1



Signed Cust. Code:

STAMP DUTY USE ONLY
Lawpoint Pty Ltd

This stamp is	ADN 82 003 480 671	AP 411
SRO	Victorian Duty \$.....	<u>1624</u>
Property	Consideration / Advances \$.....	<u>76000</u>
NOT TO BE COPIED	Victorian Assets %.....	Section.....
	Original / Counterpart / Collateral / Upstamp	
	Transaction No:.....	<u>9607/2004</u>
	Endorsing Date:.....	<u>13 15 1 04</u>
	Signature.....	No 1

THE BACK OF THIS FORM MUST NOT BE USED

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:

Name: Ellinghaus Weill

Phone: 03 5441 6090

Address: 52 Mitchell Street BENDIGO 3550

Ref: 76470

Customer Code: 3471Q



AF073263Q

18/05/2007 \$145 74



The information is the property of the Office of Titles and is used for the purpose of maintaining publicly searchable registers and indexes in the Victorian

MADE AVAILABLE/CHANGE CONTROL
Land Titles Office Use Only

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the registered encumbrances affecting the land and any encumbrances created by dealings lodged for registration before this mortgage was lodged. This mortgage is given for valuable consideration and for the purpose of securing the payment of the amount owing by the mortgagor to the mortgagee.

Land:

Certificate of Title Volume 9561 Folio 416, Volume 979 Folio 623, Volume 9004 Folio 014, Volume 730 Folio 999, Volume 971 Folio 014, Volume 9080 Folio 848, Volume 10282 Folio 551, Volume 1065 Folio 968, Volume 958 Folio 515, Volume 8165 Folio 970, Volume 1032 Folio 296 and Volume 1028 Folio 568

Estate and Interest being mortgaged:

All our estate in fee simple

Mortgagor (Registered Proprietor)

Ian Richard Hurse and Shirley Joy Hurse of 683 Baringhup Road CARISBROOK 3464

Mortgagee:

Sandhurst Trustees Limited ACN 004 030 737 of 18 View Street, Bendigo, Victoria, 3550

Date of this Mortgage:

Dated the 2nd day of April 2007

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ("Memorandum") are incorporated in this mortgage.

Approval No. 22330311A

ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY

M

Signed

Cust. Code



THE BACK OF THIS FORM MUST NOT BE USED

COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:-

1. Each reference to "land" on the first page of this cover sheet includes a reference to any fixture, structure or improvement on it or affixed to it.
2. A reference to "this mortgage" in this cover sheet, in any annexure to this cover sheet or in the Memorandum of Common Provisions specified on the first page of this cover sheet is a reference to the mortgage constituted by this cover sheet, each annexure to this cover sheet and that Memorandum. You acknowledge that you received, read and understood a copy of the Memorandum before signing this mortgage.
3. Address for notices and other communications, if different to that shown on the first page of this cover sheet:

You (mortgagor) Ian Richard Hurse and Shirley Joy Hurse
 Address: 683 Baringhup Road CARISBROOK 3464
 Fax No:



Us (mortgagee)
 Address: 18 View Street, Bendigo, Victoria, 3550
 Fax No:

4. If there is any inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
5. The Memorandum is varied as follows:

Execution and attestation (mortgagor only – this mortgage is not required to be executed by the mortgagee).

SIGNED SEALED AND DELIVERED
by **Ian Richard Hurse** in the presence of:



)
)
) 

SIGNED SEALED AND DELIVERED
by **Shirley Joy Hurse** in the presence of:



)
)
) 

Approval No. 22330311A

M

Page 2



THE BACK OF THIS FORM MUST NOT BE USED

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:



Privacy Coll
The information from statutory authority and maintaining publicly seen in the Victoria

AG295361S
15/01/2009 \$315.10 74

Name: Bendigo and Adelaide Bank Limited
ABN 11 068 049 178
Phone: 1300 550 575
Address: The Bendigo Centre, Bendigo 3550
Ref: 7590003/1201
Customer Code: 3500L

MADE AVAILABLE/CHANGE CONTROL

Office Use Only

The mortgagor mortgages to the mortgagee the estate and interest specified in the land described subject to the registered encumbrances affecting the land and any encumbrances created by dealings lodged for registration before this mortgage was lodged. This mortgage is given for valuable consideration and for the purpose of securing the payment of the amount owing by the mortgagor to the mortgagee.

Land

Certificates of Title Volume 8059 Folio 901 and Volume 8059 Folio 901 and Volume 7987 Folio 126 and Volume 11008 Folio 362 and Volume 11008 Folio 367 and Volume 11008 Folio 373 and Volume 10247 Folio 759 and Volume 3082 Folio 282 and Volume 5379 Folio 651 and Volume 3813 Folio 436 and Volume 10247 Folio 761 and Volume 10488 Folio 335 and Volume 7695 Folio 072 and Volume 9561 Folio 416 and Volume 979 Folio 623 and Volume 9004 Folio 014 and Volume 730 Folio 999 and Volume 971 Folio 001 and Volume 9080 Folio 848 and Volume 10282 Folio 551 and Volume 1065 Folio 968 and Volume 958 Folio 515 and Volume 8165 Folio 970 and Volume 1032 Folio 296 and Volume 1028 Folio 568 and Volume 7465 Folio 001 and Volume 2525 Folio 965 and Volume 7025 Folio 846

Estate or interest being mortgaged

ALL OUR ESTATE IN FEE SIMPLE

Mortgagor (Registered Proprietor)

IAN RICHARD HURSE AND SHIRLEY JOY HURSE

Mortgagee

BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178 of The Bendigo Centre, Bendigo, 3550.

Date of this mortgage

DATED THIS 23 DAY OF December 20 08

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ('Memorandum') are incorporated in this mortgage.

Continued on M Page 2

Approval No. 1282077A ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY



Signed Cust. Code:

AG295361S

15/01/2009 \$315.10 74


COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:

- 1 Each reference to 'land' on the first page of this cover sheet includes a reference to any fixture, structure or improvement on it or affixed to it.
- 2 A reference to 'this mortgage' in this cover sheet, in any annexure to this cover sheet or in the memorandum of common provisions specified on the first page of this cover sheet is a reference to the mortgage constituted by this cover sheet, each annexure to this cover sheet and that Memorandum. You acknowledge that you received, read and understood a copy of the Memorandum before signing this mortgage:
- 3 Address for notices and other communications, if different to that shown on the first page of this cover sheet:
 - You (mortgagor)** Ian Richard Hursc AND Shirley Joy Hursc
Address: 683 Baringhup Rd CARISBROOK VIC 3464
Fax no:
 - Us (mortgagee)** BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178
Address: The Bendigo Centre, Bendigo 3550
Fax no: (03) 5433 9690
- 4 If there is an inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
- 5 The Memorandum is varied as follows:

Execution and attestation (mortgagor only - this mortgage is not required to be executed by the mortgagee).

Signed Sealed and Delivered)
 by the said)
 Ian Richard Hursc)
 in the presence of:-)

Signed Sealed and Delivered)
 by the said)
 Shirley Joy Hursc)
 in the presence of:-)

Witness _____

Witness _____

Approval No. 1282077A

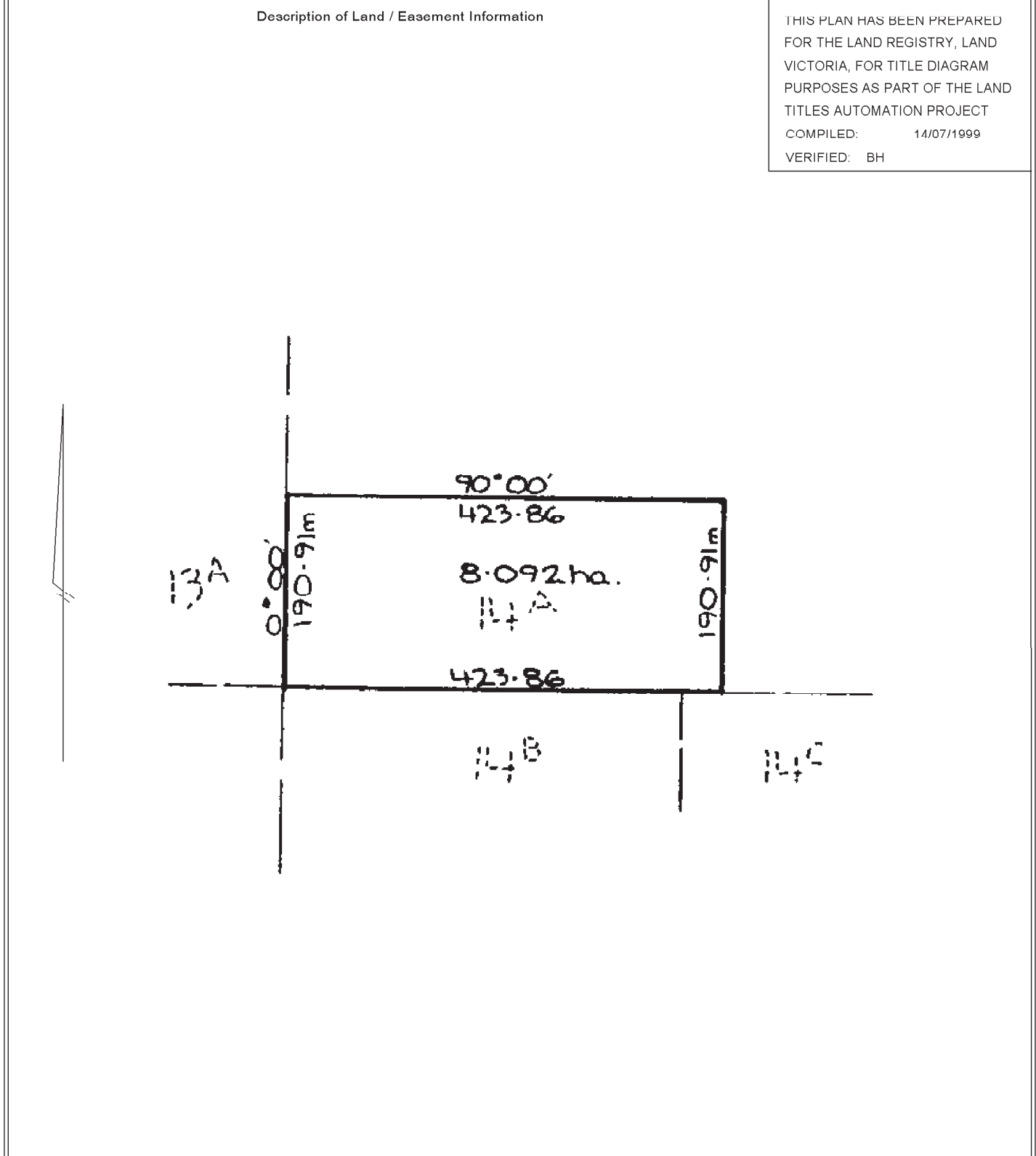
M Page 2



THE BACK OF THIS FORM MUST NOT BE USED
Land Registry, 570 Bourke Street, Melbourne 3000. Phone (03) 8636-2010

TITLE PLAN	EDITION 1	TP 75307N
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<p>Location of Land</p> <p>Parish: MOOLORT Township: Section: 4 Crown Allotment: 14A Crown Portion:</p> <p>Last Plan Reference: Derived From: VOL 10282 FOL 551 Depth Limitation: NIL</p>	<p>Notations</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 08165 FOLIO 970 Security no : 124073457928E

Produced 16/08/2018 11:23 am

LAND DESCRIPTION

Crown Allotment 13C Section 4 Parish of Moolort.

PARENT TITLES :

Volume 08059 Folio 900 Volume 08070 Folio 144

Created by instrument A339879 24/05/1957

REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

IAN RICHARD HURSE of 683 BARINGHUP ROAD CARISBROOK VIC 3464

AR067789E 29/05/2018

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AR172085G 26/06/2018

RURAL BANK LTD

For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP786389S FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AR036443T	NOMINATE PCT	Completed	18/05/2018
AR067789E	SURVIVORSHIP APPLICATION	Registered	29/05/2018
AR172080S	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172081Q	DISCHARGE OF MORTGAGE	Registered	26/06/2018
AR172085G	MORTGAGE	Registered	26/06/2018

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 3080 PYRENEES HIGHWAY MOOLORT VIC 3465

ADMINISTRATIVE NOTICES

NIL

eCT Control 13756R RURAL BANK LIMITED

Effective from 26/06/2018

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

AB863091Y

08/02/2003 \$476 45



TRANSFER OF LAND
Section 45 Transfer of Land Act 1958

Lodged by:
Name: ~~KEVIN A NOONAN~~ HERRING + McMILLAN
Phone: 54611177 03-54611344 105 HIGH ST MARYBOROUGH WA
Address: 93 HIGH STREET MARYBOROUGH
Ref.: KAN: 367102 NH: 02943
Customer Code: 3580K 8964G

MADE AVAILABLE/CHANGE CONTROL
Land Titles Office Use Only

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed and subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer.

Land: (volume and folio reference)
CERTIFICATE OF TITLE VOLUME 1028 FOLIO 568 and the land remaining in
CERTIFICATES OF TITLE VOLUME 8165 FOLIO 970 VOLUME 1032 FOLIO 296

Estate and Interest: (e.g. "all my estate in fee simple")
ALL MY ESTATE IN FEE SIMPLE

Consideration:
\$155,000.00



Transferor: (full name)
DAVID ARTHUR HURSE and BRIAN JOHN HURSE as Executors of the Estate of
AUDREY ELAINE HURSE

Transferee: (full name and address including postcode)
IAN RICHARD HURSE and SHIRLEY JOY HURSE both of 683 Baringhup Road, Carisbrook 3464

Directing Party: (full name)
NIL

Dated: 28.11.02

Execution and attestation:
SIGNED by the said Transferors) David Hurse [Signature]
in the presence of:) [Signature]
Witness: [Signature]
SIGNED by the said Transferees) Ian Hurse [Signature]
in the presence of:) Shirley Hurse [Signature]
Witness: [Signature]

Approval No. 571007L ORDER TO REGISTER

T1

Please register and issue title to



Signed Cust. Code:

MM 8/02/03

STAMP DUTY USE ONLY

Not Chargeable Pursuant
To Section 56
Trn:1418979 06-DEC-2002
SRO Victoria Duty, BX10

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:

Name: Ellinghaus Weill

Phone: 03 5441 6090

Address: 52 Mitchell Street BENDIGO 3550

Ref: 76470

Customer Code: 3471Q

AF073263Q

18/05/2007 \$145 74



The information is the authority and is used for the purpose of maintaining publicly searchable registers and indexes in the Victorian

MADE AVAILABLE/CHANGE CONTROL
Land Titles Office Use Only

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Estate and Interest being mortgaged:

All our estate in fee simple

Mortgagor (Registered Proprietor)

Ian Richard Hurse and Shirley Joy Hurse of 683 Baringhup Road CARISBROOK 3464

Mortgagee:

Sandhurst Trustees Limited ACN 004 030 737 of 18 View Street, Bendigo, Victoria, 3550

Date of this Mortgage:

Dated the 2nd day of April 2007

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ("Memorandum") are incorporated in this mortgage.

Approval No. 22330311A

ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY

M

Signed

Cust. Code



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 Address: 683 Baringhup Road CARISBROOK 3464
 Fax No:



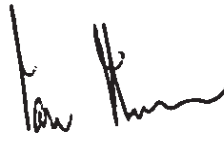
Us (mortgagee)
 Address: 18 View Street, Bendigo, Victoria, 3550
 Fax No:

4. If there is any inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
5. The Memorandum is varied as follows:

Execution and attestation (mortgagor only – this mortgage is not required to be executed by the mortgagee).

SIGNED SEALED AND DELIVERED
by **Ian Richard Hurse** in the presence of:



)
)
) 

SIGNED SEALED AND DELIVERED
by **Shirley Joy Hurse** in the presence of:



)
)
) 

Approval No. 22330311A

M

Page 2



THE BACK OF THIS FORM MUST NOT BE USED

MORTGAGE OF LAND

Section 74 Transfer of Land Act 1958

Lodged by:



Privacy Coll
The information from statutory authority and maintaining publicly seen in the Victoria

AG295361S
15/01/2009 \$315.10 74

Name: Bendigo and Adelaide Bank Limited
ABN 11 068 049 178
Phone: 1300 550 575
Address: The Bendigo Centre, Bendigo 3550
Ref: 7590003/1201
Customer Code: 3500L

MADE AVAILABLE/CHANGE CONTROL
Office Use Only

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Estate or interest being mortgaged

ALL OUR ESTATE IN FEE SIMPLE

Mortgagor (Registered Proprietor)

IAN RICHARD HURSE AND SHIRLEY JOY HURSE

Mortgagee

BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178 of The Bendigo Centre, Bendigo, 3550.

Date of this mortgage

DATED THIS 23 DAY OF December 20 08

The provisions contained in each annexure to this cover sheet and in the Memorandum of Common Provisions retained by the Registrar of Titles in No. AA953 ('Memorandum') are incorporated in this mortgage.

Continued on M Page 2

Approval No. 1282077A ORDER TO REGISTER
Please register and issue title to

STAMP DUTY USE ONLY



Signed Cust. Code:

AG295361S



COVENANTS

You (the mortgagor) agree with us (the mortgagee) as follows:

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- 3 Address for notices and other communications, if different to that shown on the first page of this cover sheet:
 - You (mortgagor)** Ian Richard Hursc AND Shirley Joy Hursc
 Address: 683 Baringhup Rd CARISBROOK VIC 3464
 Fax no:
 - Us (mortgagee)** BENDIGO AND ADELAIDE BANK LIMITED ABN 11 068 049 178
 Address: The Bendigo Centre, Bendigo 3550
 Fax no: (03) 5433 9690
- 4 If there is an inconsistency between this cover sheet and the Memorandum, this cover sheet prevails.
- 5 The Memorandum is varied as follows:

Execution and attestation (mortgagor only - this mortgage is not required to be executed by the mortgagee).

Signed Sealed and Delivered)
 by the said)
 Ian Richard Hursc)
 in the presence of:-)

Signed Sealed and Delivered)
 by the said)
 Shirley Joy Hursc)
 in the presence of:-)

Witness _____

Witness _____

Approval No. 1282077A

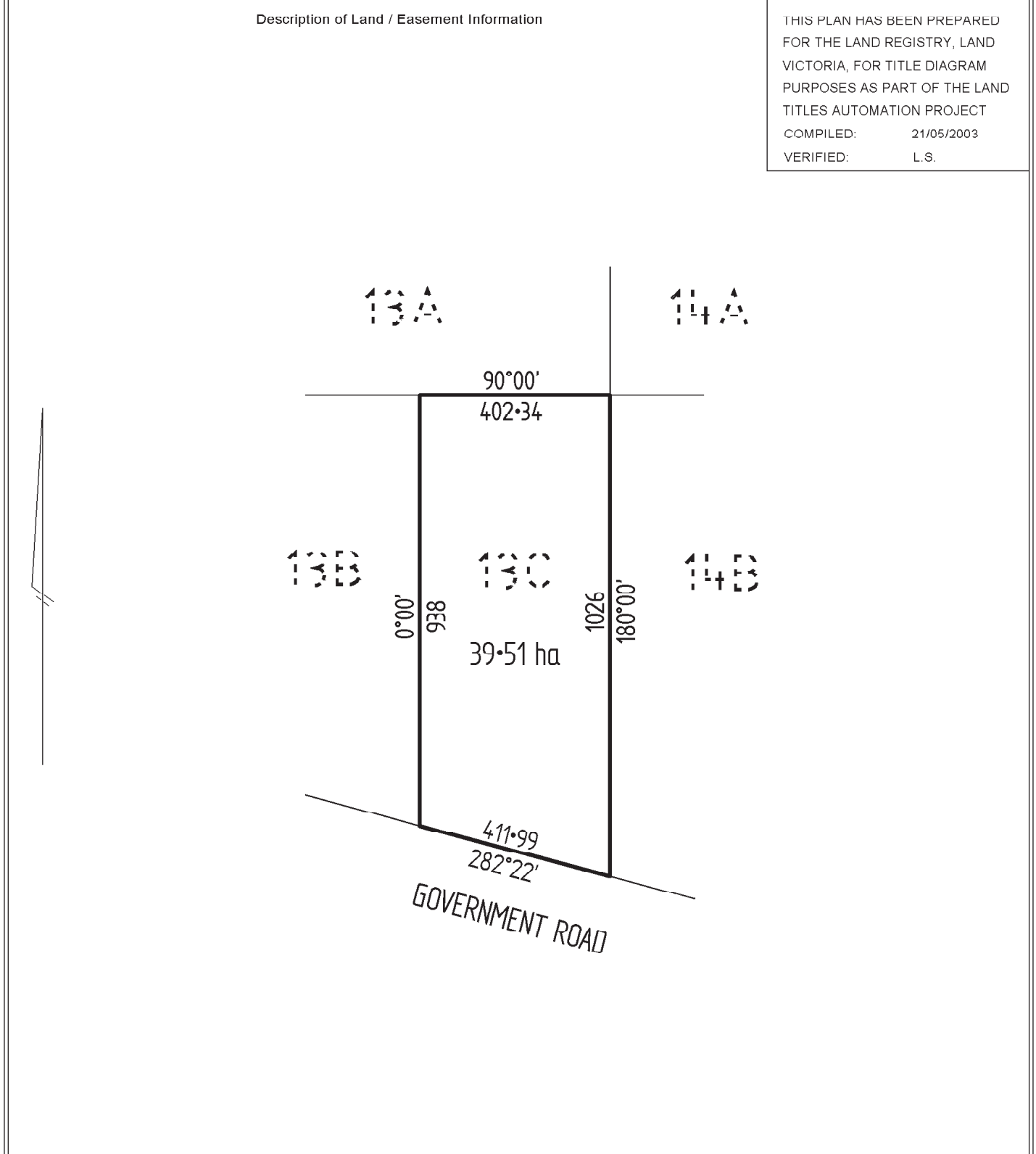
M Page 2



THE BACK OF THIS FORM MUST NOT BE USED
 Land Registry, 570 Bourke Street, Melbourne 3000. Phone (03) 8636-2010

	TITLE PLAN	EDITION 1	TP 786389S
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<p>Location of Land</p> <p>Parish: MOOLORT Township: Section: 4 Crown Allotment: 13C Crown Portion:</p> <p>Last Plan Reference: Derived From: VOL 8165 FOL 970 Depth Limitation: NIL</p>	<p style="text-align: center;">Notations</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
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LENGTHS ARE IN METRES	Metres = 0.3048 x Feet Metres = 0.201168 x Links		Sheet 1 of 1 sheets
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