

STRATA PLAN 22131



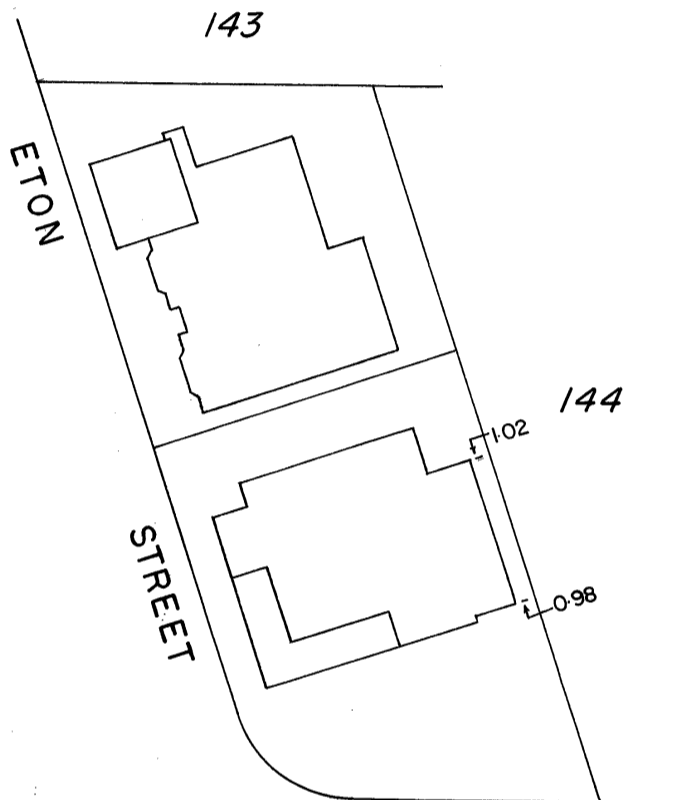
PLAN OF PORTION OF SWAN LOCATION 658 AND  
 BEING LOT 1 ON DIAGRAM 6191  
 CERTIFICATE OF TITLE 1050-5  
 LOCAL AUTHORITY CITY OF PERTH  
 LOCALITY NORTH PERTH INDEX PLAN PERTH 2000 12.28  
 NAME OF BUILDING 24 HOBART STREET, NORTH PERTH  
 NAME OF BODY CORPORATE  
 (IF STRATA PLAN OF SUBDIVISION OR CONSOLIDATION)  
 ADDRESS FOR SERVING OF 24 HOBART STREET,  
 NOTICES ON COMPANY NORTH PERTH WA 6006  
 PURPOSE

LODGED 2.12.91 4799  
 EXAMINED 3.12.91 G.F.  
 REGISTERED 13.12.91 App. E766366



*B. Mulcahy*

REGISTRAR OF TITLES



HOBART STREET

Brown McAllister (WA) Pty Ltd  
 Surveyors

Scale 1 : 400

SCHEDULE OF UNIT ENTITLEMENT		OFFICE USE ONLY	
LOT No.	UNIT ENTITLEMENT	CURRENT Cs. of TITLE	
		VOL.	FOL.
1	59	1919-362	
2	41	1919-363	
AGGREGATE	100		

CERTIFICATE OF LICENSED VALUER

I, PAUL A. SMITH being a Licensed Valuer licensed under the Land Valuers Licensing Act 1978 do hereby certify that the unit entitlement of each Lot, as stated in the schedule bears in relation to the aggregate unit entitlement of all Lots delineated on the strata plan a proportion not greater than 5 per cent more or 5 per cent less than the proportion that the capital value of that Lot bears to the aggregate capital value of all the Lots delineated on the plan.

2/12/91  
 Date

*P. A. Smith*  
 Signed

STRATA PLAN No. 22131

DESCRIPTION OF PARCEL AND BUILDING

A SINGLE STOREY DUPLEX PAIR OF BRICK AND TILE AND WEATHERBOARD AND GALVANISED IRON CONSTRUCTION SITUATED ON LOT 1 ON DIAGRAM 6191.

TO BE KNOWN AS: 24 HOBART STREET, NORTH PERTH

POSTAL ADDRESS IS: 24 HOBART STREET, NORTH PERTH WA 6006

CERTIFICATE OF SURVEYOR

I, C.D. McALLISTER, being a licensed surveyor registered under the Licensed Surveyors Act 1909, as amended, hereby certify that:—

- (a) each lot that is not wholly within a building shown on the plan is within the external surface boundaries of the parcel; and either
- (b) each building referred to above is within the external surface boundaries of the parcel; or
- (c) ~~in a case where a part of a wall or building, or material attached thereto, encroaches beyond the external surface boundaries of the parcel—~~
  - (i) all lots shown on the plan are within the external surface boundaries of the parcel;
  - (ii) the plan clearly indicates the existence of the encroachment and its nature and extent; and
  - (iii) where the encroachment is not on to a public road, street or way, that an appropriate ~~easement has been granted and registered as an appurtenance of the parcel.~~

*ben*

31<sup>st</sup> October 1991  
Date

Delete whichever is inapplicable

C.D. McAllister  
Licensed Surveyor

CERTIFICATE OF LOCAL AUTHORITY

CITY OF PERTH, the local authority hereby certifies that—

- (1) (a) the building and the parcel referred to above has been inspected and that it is consistent with the building plans and specifications in respect of the building thereof that have been approved by the local authority; ~~or~~
- w* ~~(b) the building has been inspected and the modification is consistent with the approved building plans and specifications relating to the modification;~~
- (2) the building, in the opinion of the local authority, is of sufficient standard and suitable to be divided into lots pursuant to the Strata Titles Act 1985;
- w* ~~(3) where a part of a wall or building or material attached thereto encroaches beyond the external surface boundaries of the parcel on to a public road, street or way the Local authority is of the opinion that retention of the encroachment in its existing state will not endanger public safety or unreasonably interfere with the amenity of the neighbourhood and the local authority does not object to the encroachment;~~
- (4) (a) ~~any conditions imposed by the State Planning Commission have been complied with;~~
- w* (b) the within strata scheme is exempt from the requirement of approval by the State Planning Commission.

21. 11. 1991  
Date

Delete whichever is inapplicable

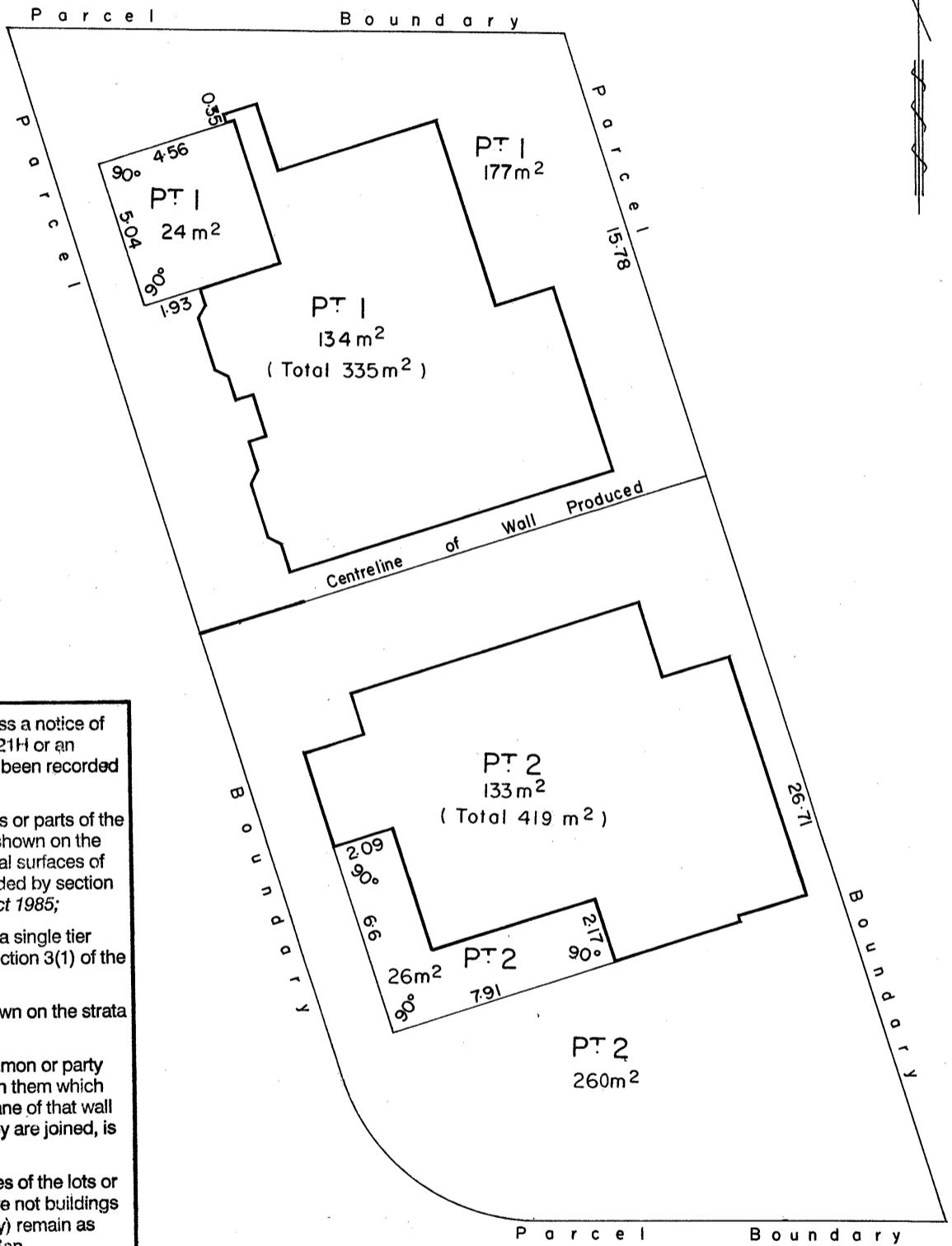
John Harney  
Town Delegation Officer  
Section 23(5)  
Strata Titles Act 1985

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GROUND FLOOR



NOTE: AREAS TAKEN TO EXTERNAL FACE OF WALLS.  
 BOUNDARY OF PART LOTS FORMING THE BUILDINGS ARE THE EXTERNAL FACES OF THE WALLS.



As at 20th July 1997 unless a notice of resolution under section 21H or an objection under 21O has been recorded on the strata plan -

The boundaries of the lots or parts of the lots which are buildings shown on the strata plan are the external surfaces of those buildings, as provided by section 3AB of the *Strata Titles Act 1985*;

The scheme may not be a single tier scheme, as defined in section 3(1) of the *Strata Titles Act 1985*;

The areas of the lots shown on the strata plan may have changed;

Where 2 lots have a common or party wall, or have buildings on them which are joined, the centre plane of that wall or the plane at which they are joined, is the boundary;

The horizontal boundaries of the lots or parts of the lots which are not buildings shown on the plan (if any) remain as provided on the strata plan.

THE STRATUM EXTENDS FROM 3 METRES BELOW TO 5 METRES ABOVE THE UPPER SURFACE OF THE FLOOR LEVEL OF THE RESPECTIVE BUILDING, INCLUDING WHERE COVERED.

Scale 1 : 200

