


<b>PLAN OF SUBDIVISION</b>		EDITION 1	<b>PS840856B</b>	
<b>LOCATION OF LAND</b> PARISH: SHEPPARTON TOWNSHIP: - SECTION: - CROWN ALLOTMENT: 77 (PT) CROWN PORTION: - TITLE REFERENCE: C/T VOL FOL  LAST PLAN REFERENCE: PS823642T, LOT B  POSTAL ADDRESS: 50 FORD ROAD (at time of subdivision) SHEPPARTON  MGA94 CO-ORDINATES: E: 359 670 ZONE: 55 (of approx centre of land in plan) N: 5 976 060				
<b>VESTING OF ROADS AND/OR RESERVES</b>		<b>NOTATIONS</b>		
IDENTIFIER	COUNCIL / BODY / PERSON	Land being subdivided is enclosed within thick continuous lines  Lots 1 to 79 (inclusive) and lots A to B (all inclusive) have been omitted from this plan.  <u>Other purpose of this plan</u> To remove by agreement Carriageway Easement created in PS823642T that lies within R-1 and lot 80 and lot 81 in this plan <u>Grounds for Removal</u> Consent of the relevant authority under powers of section 6 (1) (k) of the Subdivision Act 1988.		
ROAD R-1	GREATER SHEPPARTON CITY COUNCIL			
<b>NOTATIONS</b>				
DEPTH LIMITATION : DOES NOT APPLY				
SURVEY: This plan is based on survey in PS807313F  STAGING: This is not a staged subdivision Planning Permit No. 2018-137  This survey has been connected to permanent marks No(s). 164, 136, 263, 316  In Proclaimed Survey Area No. 36				
<b>EASEMENT INFORMATION</b>				
LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited / In Favour of
E-1	SEWERAGE	5	Inst AF994932K	GOULBURN VALLEY REGION WATER CORPORATION
E-2	PIPELINES OR ANCILLARY PURPOSES	2.5	THIS PLAN (SEC 136 WATER ACT 1989)	GOULBURN VALLEY REGION WATER CORPORATION
E-3	CARRIAGEWAY	SEE DIAG	PS823642T	GREATER SHEPPARTON CITY COUNCIL
E-4	CARRIAGEWAY	SEE DIAG	THIS PLAN	GREATER SHEPPARTON CITY COUNCIL
<b>THE VINES ESTATE - STAGE 4 (21 LOTS)</b>			<b>AREA OF STAGE - 2.51ha</b>	
 144 Welsford Street PO Box 926 Shepparton Vic 3632 T 61 3 5849 1000 spiire.com.au		SURVEYORS FILE REF: 307952SV00		ORIGINAL SHEET SIZE: A3
		Licensed Surveyor: Mark Christopher Sargent Version: 1		SHEET 1 OF 2

