



**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
CROSS LEASE  
Historical Search Copy**



R.W. Muir  
Registrar-General  
of Land

Constituted as a Record of Title pursuant to Sections 7 and 12 of the Land Transfer Act 2017 - 12 November 2018

**Identifier** SA41A/127  
**Land Registration District** South Auckland  
**Date Issued** 31 March 1988

**Prior References**  
 SA37D/13 SA976/131

**Estate** Fee Simple - 1/2 share  
**Area** 996 square metres more or less  
**Legal Description** Lot 3 Deposited Plan 37378

**Original Registered Owners**  
 Jill Teresa Joan Alexander

<b>Estate</b>	Leasehold	<b>Instrument</b>	L H787217.1
		<b>Term</b>	999 years commencing on 1.9.1987

**Legal Description** Flat B Deposited Plan South Auckland  
 46475 and Garage C Deposited Plan South  
 Auckland 46475

**Original Registered Owners**  
 Jill Teresa Joan Alexander

**Interests**

- S3122 Building Line Restriction (affects Tramway Road) (Affects Fee Simple)
- H698596.2 Lease of Flat 1 DPS 42577 Term 999 years commencing on 27.8.1987 Composite CT SA37D/13 issued (Affects Fee Simple)
- Land Covenant in Lease H698596.2 (Affects Fee Simple)
- H787217.1 Lease of Flat B and Garage C DP South Auckland 46475 Term 999 years commencing on 1.9.1987 Composite CT SA41A/127 issued - 31.3.1988 at 11.10 am (Affects Fee Simple)
- Land Covenant in Lease H787217.1 - 31.3.1988 at 11.10 am (Affects Fee Simple)
- B602559.1 Mortgage to George Francis Bullen - 14.4.2000 at 3.38 pm
- 5248669.1 Discharge of Mortgage B602559.1 - 12.6.2002 at 9:00 am
- 5248669.2 Transfer to Margaret Dawn Lord - 12.6.2002 at 9:00 am
- 5248669.3 Mortgage to PSIS Limited - 12.6.2002 at 9:00 am
- 5747773.1 Discharge of Mortgage 5248669.3 - 1.10.2003 at 9:00 am
- 5747773.2 Transfer of a 7/8 share to Linda Lord - 1.10.2003 at 9:00 am
- 5747773.3 Mortgage to ASB Bank Limited - 1.10.2003 at 9:00 am
- 6140286.1 Discharge of Mortgage 5747773.3 - 7.9.2004 at 9:00 am

6140286.2 Transfer to Paul Stephen Killerby - 7.9.2004 at 9:00 am  
6140286.3 Mortgage to Westpac Banking Corporation - 7.9.2004 at 9:00 am  
6674910.1 Discharge of Mortgage 6140286.3 - 5.12.2005 at 9:00 am  
6674910.2 Transfer to James Antony Read and Natalie Frances Clover - 5.12.2005 at 9:00 am  
6674910.3 Mortgage to ANZ National Bank Limited - 5.12.2005 at 9:00 am  
8187789.1 Discharge of Mortgage 6674910.3 - 26.6.2009 at 2:00 pm  
8187789.2 Transfer to Gillian Rae Charlton - 26.6.2009 at 2:00 pm  
8187789.3 Mortgage to Bank of New Zealand - 26.6.2009 at 2:00 pm  
11013303.1 Discharge of Mortgage 8187789.3 - 8.2.2018 at 3:28 pm  
11013303.2 Transfer to Sarah-Michelle Washer - 8.2.2018 at 3:28 pm  
11013303.3 Mortgage to The Trustees for the Time being of First Credit Union - 8.2.2018 at 3:28 pm

References

Prior C/T 976/131, 37D/13  
Lease No. H.787217.1  
Transfer No.  
N/C. Order No.

Land and Deeds 69



ONE HALF SHARE COMPOSITE TITLE  
**REGISTER**

No. 41A / 127

**CERTIFICATE OF TITLE UNDER LAND TRANSFER ACT**

This Certificate dated the 31st day of March one thousand nine hundred and eighty eight under the seal of the District Land Registrar of the Land Registration District of SOUTH AUCKLAND

WITNESSETH that MARGARET ANN BECHT of Hamilton clerk is seised of an estate in fee simple as to an undivided one half share

~~is seised of an estate in fee simple~~ (subject to such reservations, restrictions, encumbrances, liens, and interests as are notified by memorial underwritten or endorsed hereon) in the land hereinafter described, delineated with bold black lines on the plan hereon, be the several admeasurements a little more or less, that is to say: All that parcel of land containing 996 SQUARE METRES more or less being Lot 3 on Deposited Plan 37378 and being part Allotment 187 Parish of Kirikiriroa and that the abovenamed is seised of an estate in leasehold (subject as aforesaid) created by Lease H.787217.1 for a term of 999 years commencing on 1.9.1987 in all that flat and garage described as Flat B and Garage C on Deposited Plan S.46475 situated on the above described land and delineated on the plan hereon



ASSISTANT LAND REGISTRAR

Subject to a Building Line Restriction 5.03 metres from the sideline of Tramway Road imposed by S.3122

Subject to Lease for 999 years commencing on 27.8.1987

LEASE	FLAT	DP	COMPOSITE TITLE
H.698596.2	1	S.42577	37D/13

*J. Handberg*  
A.L.R.

*J. Handberg*  
A.L.R.

Hamilton City

Subject to Lease for 999 years commencing on 1.9.1987

LEASE	FLAT	GARAGE	DP	COMPOSITE TITLE
H.787217.1	B	C	S.46475	herein

*J. Handberg*  
A.L.R.

Land Covenant in Leases H.698596.2 and H.787217.1

H.787217.2 Mortgage to the Auckland Building and Investment Society Limited produced 31.3.1988 at 11.10 o/c

B.055711.1

*J. Handberg*  
A.L.R.

H.787217.3 Mortgage to The Housing Corporation of New Zealand produced 31.3.1988 at 11.10 o/c

B.127844

*J. Handberg*  
A.L.R.

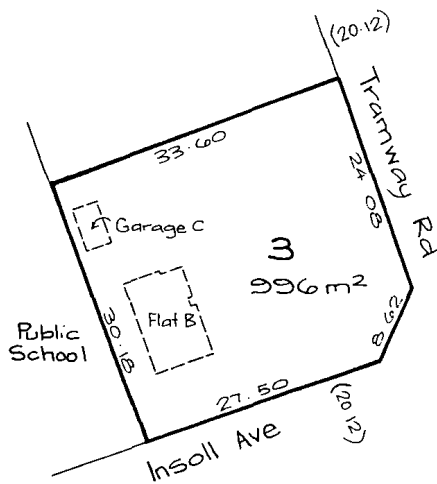
B.055711.2 Mortgage to National Australia Bank (NZ) Limited produced 29.11.1991 at 10.56 o/c

DISCHARGED  
FOR D.L.R.

W. Rawson  
for A.L.R.

B.055711.3 Memorandum of Priority making Mortgage B.055711.2 a first mortgage and Mortgage H.787217.3 a second mortgage - 29.11.1991 at 10.56 o/c

O V E R . . . Register copy for L. & D. 69/71/72 for A.L.R.



Measurements are Metric  
CW

No. 41A / 127

CERTIFICATE OF TITLE No. 41A / 127

REGISTER

B498747.2 Transfer to Paramu Pio

DISCHARGED

B498747.3 Mortgage to Countrywide  
Banking Corporation Limited

all 25.8.1998 at 12.50

*for*  
for DLR

B586969.2 Transfer to Jill Teresa Joan  
~~Alexander~~ - 11.1.2000 at 3.30

*for*  
for RGL

B602559.1 Mortgage to George Francis  
Bullen - 14.4.2000 at 3.38

*for*  
for RGL

amended  
7.10.00  
*for*

78637A-80,000/9/87 MK

