NEW SOUTH WALES
CERTIFICATE OF TITLE

REAL PROPERTY ACT, 1900



C S

TORRENS TITLE REFERENCE	
CP/SP52948	
EDITION	DATE OF ISSUE
12	3/6/2013
CERTIFICATE AUTHENTICATION CODE	
CPNN-ZX-KSNZ	

I certify that the person described in the First Schedule is the registered proprietor of an estate in fee simple (or such other estate or interest as is set forth in that Schedule) in the land within described subject to such exceptions, encumbrances, interests and entries as appear in the Second Schedule and to any additional entries in the Folio of the Register.

REGISTRAR GENERAL



LAND

THE COMMON PROPERTY IN THE STRATA SCHEME BASED ON STRATA PLAN 52948
WITHIN THE PARCEL SHOWN IN THE TITLE DIAGRAM

AT NORTH RYDE.

LOCAL GOVERNMENT AREA: RYDE.

PARISH OF HUNTERS HILL COUNTY OF CUMBERLAND

TITLE DIAGRAM: SHEET 1 SP52948

FIRST SCHEDULE

THE OWNERS - STRATA PLAN NO. 52948

ADDRESS FOR SERVICE OF NOTICES:

BCMS PTY LTD

LOCKED BAG 22

HAYMARKET NSW 1238

SECOND SCHEDULE

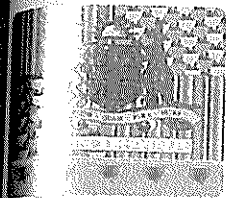
1. LAND EXCLUDES MINERALS AND IS SUBJECT TO RESERVATIONS AND CONDITIONS IN FAVOUR OF THE CROWN - SEE CROWN GRANT(S)
2. ATTENTION IS DIRECTED TO BY-LAWS SET OUT IN SCHEDULE 1 STRATA SCHEMES MANAGEMENT ACT 1996
3. 2371286 THIS STRATA SCHEME INCORPORATES DEVELOPMENT LOT 97 AND A DEVELOPMENT CONTRACT IN TERMS OF SEC.28 STRATA TITLES ACT, 1973.
4. L15914 COVENANT AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM.
5. U392609 COVENANT AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM.
6. U399411 COVENANT AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM.
7. 5481491 CHANGE OF BY-LAWS
8. 6335339 CHANGE OF BY-LAWS
9. 7092453 APPLICATION FOR DETERMINATION OF TITLE BOUNDARY
10. 8138276 CHANGE OF BY-LAWS
11. 9808711 CHANGE OF BY-LAWS
12. AA103129 CHANGE OF BY-LAWS
13. AD528645 CHANGE OF BY-LAWS
14. AF182611 CHANGE OF BY-LAWS
15. AH6938 CHANGE OF BY-LAWS
16. AH775788 CHANGE OF BY-LAWS

END OF PAGE 1 CONTINUED OVER

NEW SOUTH WALES

CERTIFICATE OF TITLE

REAL PROPERTY ACT, 1900



TORRENS TITLE REFERENCE	
CP/SP52948	
EDITION	DATE OF ISSUE
12	3/6/2013
CERTIFICATE AUTHENTICATION CODE	
CPNN-ZX-KSNZ	

I certify that the person described in the First Schedule is the registered proprietor of an estate in fee simple (or such other estate or interest as is set forth in that Schedule) in the land within described subject to such exceptions, encumbrances, interests and entries as appear in the Second Schedule and to any additional entries in the Folio of the Register.

REGISTRAR GENERAL



SCHEDULE OF UNIT ENTITLEMENT

(AGGREGATE: 10000)

STRATA PLAN 52948

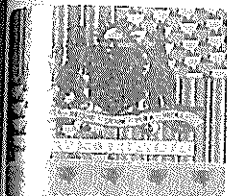
LOT	ENT	LOT	ENT	LOT	ENT	LOT	ENT
1	- 40	2	- 41	3	- 44	4	- 31
5	- 44	6	- 41	7	- 39	8	- 41
9	- 44	10	- 44	11	- 44	12	- 39
13	- 41	14	- 42	15	- 46	16	- 46
17	- 45	18	- 41	19	- 43	20	- 44
21	- 44	22	- 44	23	- 47	24	- 43
25	- 44	26	- 45	27	- 45	28	- 46
29	- 46	30	- 44	31	- 46	32	- 47
33	- 52	34	- 48	35	- 51	36	- 46
37	- 50	38	- 51	39	- 52	40	- 53
41	- 53	42	- 50	43	- 54	44	- 55
45	- 59	46	- 59	47	- 58	48	- 54
49	- 43	50	- 42	51	- 31	52	- 31
53	- 43	54	- 42	55	- 43	56	- 42
57	- 31	58	- 31	59	- 40	60	- 41
61	- 44	62	- 43	63	- 39	64	- 39
65	- 42	66	- 43	67	- 46	68	- 45
69	- 41	70	- 41	71	- 44	72	- 44
73	- 48	74	- 47	75	- 43	76	- 43
77	- 45	78	- 46	79	- 52	80	- 49
81	- 44	82	- 44	83	- 49	84	- 50
85	- 55	86	- 54	87	- 47	88	- 47
89	- 52	90	- 53	91	- 58	92	- 57
93	- 51	94	- 51	95	- 56	96	- 56

97 - SP53855

STRATA PLAN 53855

LOT	ENT	LOT	ENT	LOT	ENT	LOT	ENT
98	- 37	99	- 37	100	- 37	101	- 31
102	- 37	103	- 37	104	- 36	105	- 38
106	- 37	107	- 37	108	- 37	109	- 36
110	- 47	111	- 39	112	- 38	113	- 38
114	- 37	115	- 47	116	- 49	117	- 41
118	- 40	119	- 40	120	- 38	121	- 49
122	- 50	123	- 42	124	- 41	125	- 41
126	- 38	127	- 50	128	- 52	129	- 44
130	- 42	131	- 42	132	- 39	133	- 52
134	- 55	135	- 47	136	- 46	137	- 46
138	- 42	139	- 55	140	- 57	141	- 48
142	- 47	143	- 47	144	- 44	145	- 57
146	- 36	147	- 36	148	- 32	149	- 32
150	- 37	151	- 47	152	- 46	153	- 36

END OF PAGE 2 CONTINUED OVER

NEW SOUTH WALES
CERTIFICATE OF TITLE

REAL PROPERTY ACT, 1900



TORRENS TITLE REFERENCE	
CP/SP52948	
EDITION	DATE OF ISSUE
12	3/6/2013
CERTIFICATE AUTHENTICATION CODE	
CPNN-ZX-KSNZ	

I certify that the person described in the First Schedule is the registered proprietor of an estate in fee simple (or such other estate or interest as is set forth in that Schedule) in the land within described subject to such exceptions, encumbrances, interests and entries as appear in the Second Schedule and to any additional entries in the Folio of the Register.

REGISTRAR GENERAL



STRATA PLAN 53855 (CONTINUED)

LOT	ENT	LOT	ENT	LOT	ENT	LOT	ENT
154	- 30	155	- 30	156	- 37	157	- 46
158	- 47	159	- 38	160	- 42	161	- 42
162	- 39	163	- 47	164	- 49	165	- 39
166	- 44	167	- 44	168	- 41	169	- 49
170	- 50	171	- 41	172	- 46	173	- 46
174	- 42	175	- 50	176	- 52	177	- 42
178	- 47	179	- 47	180	- 44	181	- 52
182	- 55	183	- 46	184	- 49	185	- 49
186	- 47	187	- 55	188	- 57	189	- 46
190	- 50	191	- 50	192	- 49	193	- 57
194	- 52	195	- 49	196	- 49	197	- 49
198	- 52	199	- 56	200	- 54	201	- 55
202	- 55	203	- 55	204	- 55	205	- 58
206	- 58	207	- 55	208	- 50	209	- 55
210	- 55	211	- 60	212	- 57	213	- 54
214	- 54	215	- 54	216	- 54	217	- 54
218	- 54	219	- 54				

**** END OF CERTIFICATE ****