



**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
FREEHOLD  
Search Copy**



  
R. W. Muir  
Registrar-General  
of Land

**Identifier** **805784**  
**Land Registration District** **Canterbury**  
**Date Issued** 20 October 2017

**Prior References**  
CB35A/1159

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**Estate** Fee Simple  
**Area** 47.3196 hectares more or less  
**Legal Description** Part Lot 30 Deposited Plan 2773

**Registered Owners**

David Matthew Holden Tipple, Timothy John Holden Tipple and Matthew James Holden Tipple

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**Interests**

Subject to a drainage easement (in gross) over part herein in favour of Christchurch City Council created by Transfer 94554 - 13.6.1912 at 10:00 am

734113 Encumbrance to (now) Christchurch City Council - 29.3.1968 at 2:45 pm

11840437.35 Mortgage to ASB Bank Limited - 1.2.2021 at 4:55 pm

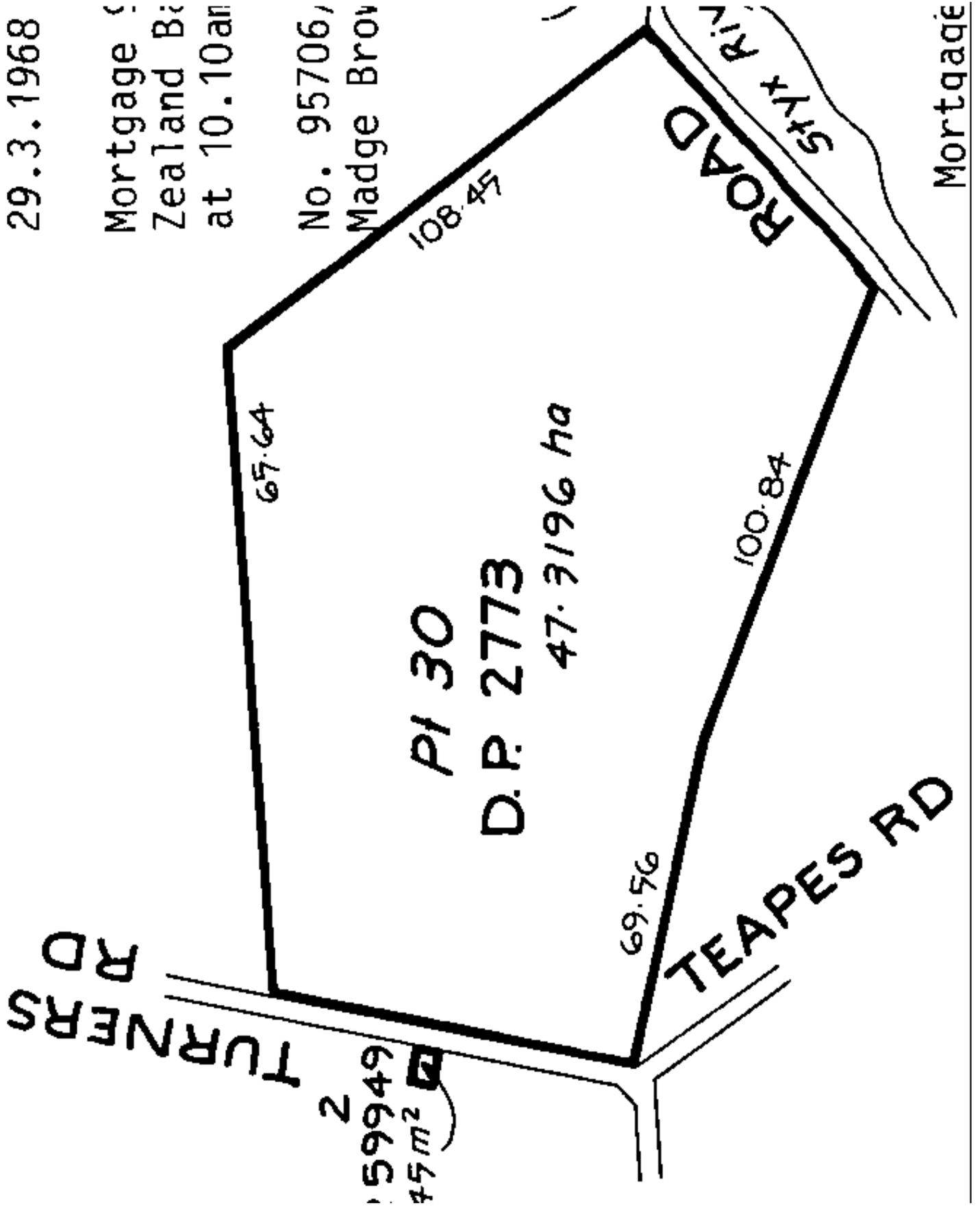
12435117.4 Variation of Mortgage 11840437.35 - 28.4.2022 at 3:31 pm

29.3.1968

Mortgage in  
Zealand Bank  
at 10.10am

No. 95706,  
Madge Brown

Mortgage





**RECORD OF TITLE  
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R. W. Muir  
Registrar-General  
of Land

**Identifier** **805786**  
**Land Registration District** **Canterbury**  
**Date Issued** 20 October 2017

**Prior References**  
CB24A/553

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**Estate** Fee Simple  
**Area** 10.5724 hectares more or less  
**Legal Description** Lot 2 Deposited Plan 4047

**Registered Owners**

David Matthew Holden Tipple, Timothy John Holden Tipple and Matthew James Holden Tipple

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**Interests**

Subject to a drainage easement (in gross) over part herein in favour of Waimairi District Council created by Transfer 94554 - 13.6.1912 at 10:00 am

734113 Encumbrance to (now) Christchurch City Council - 29.3.1968 at 2:45 pm

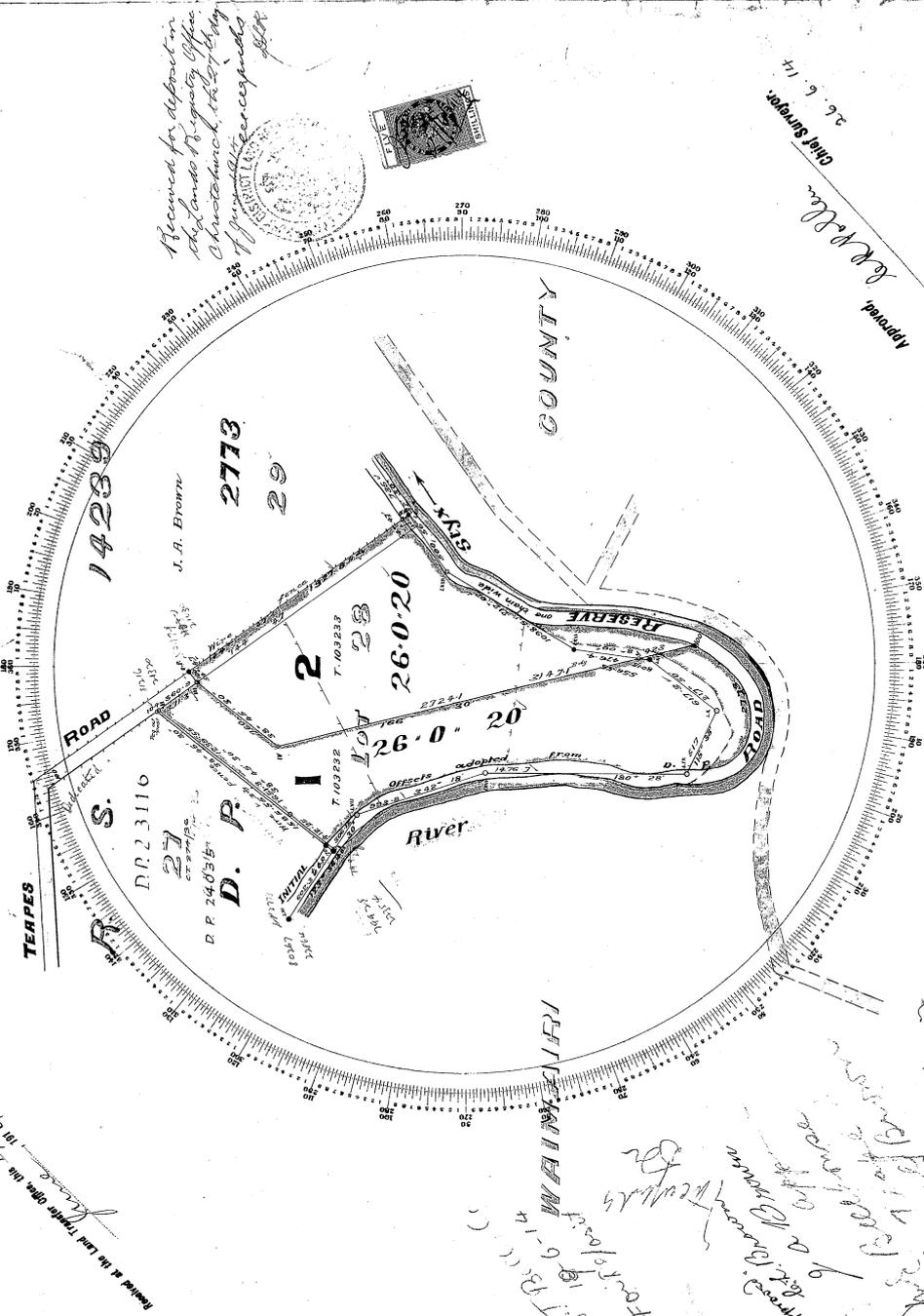
11840437.35 Mortgage to ASB Bank Limited - 1.2.2021 at 4:55 pm

12435117.4 Variation of Mortgage 11840437.35 - 28.4.2022 at 3:31 pm

DP 4047  
IV

DEPARTMENT OF LANDS AND SURVEY, NEW ZEALAND,  
FOR SURVEYS UNDER THE LAND TRANSFER ACT.

CHRISTCHURCH



Ref. C.T. 47/22.  
Plan of Lot 28 D.P. 2773 P.R.S. 14239

Surveyed for C. L. BROWN Esq.  
By F. W. FREEMAN, Licensed Surveyor (or Authorized Assistant).  
Date: April 1914

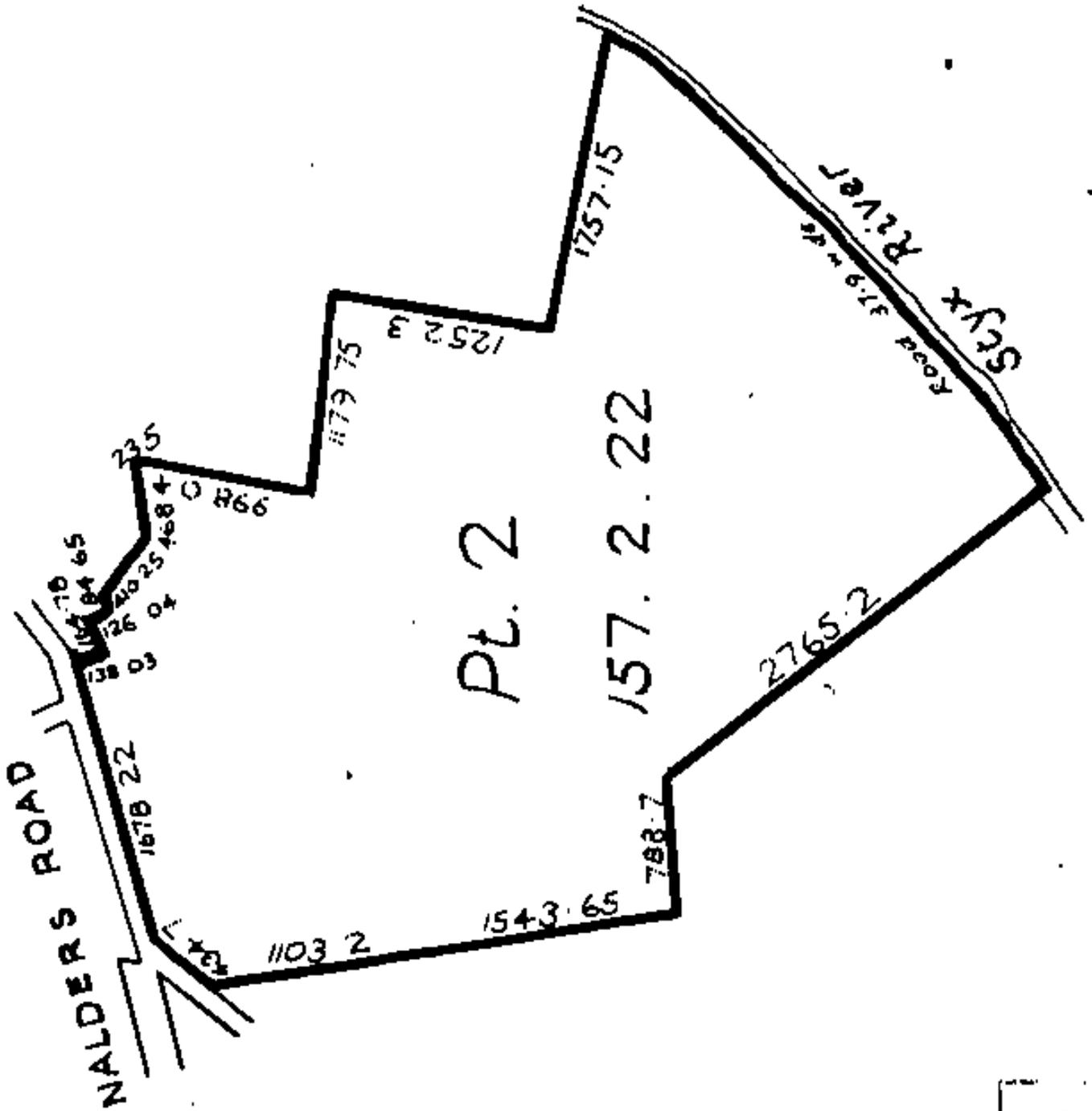
SCALE: 5 Chains to an Inch.  
DEPARTMENT OF LANDS AND SURVEY, NEW ZEALAND.  
I, Fred. W. Freeman, of Christchurch, Licensed Surveyor, do solemnly declare that this plan has been made from surveys executed by me, or under my authority, and that both the plan and survey are correct, and have been made in accordance with the regulations of the Surveyors' Board, dated the 31st day of August, 1907.  
And I make this solemn declaration conscientiously believing the same to be true, and by virtue of the provisions of the Statute in that behalf made.  
Subscribed at Christchurch, this 27th day of April 1914.  
Fred. W. Freeman, Licensed Surveyor.  
J. A. Brown, Licensed Surveyor.

RECEIVED:	27/4/14
EXAMINED:	29/5/14
TRAY, RED'N:	PAGE
FIELD BOOK:	PAGE
REF. PLANS:	PAGE

2884

Received for deposit in the Land Transfer Office, Christchurch, this 27th day of April 1914.  
J. A. Brown, Licensed Surveyor.







**RECORD OF TITLE**  
**UNDER LAND TRANSFER ACT 2017**  
**FREEHOLD**  
**Search Copy**



  
R. W. Muir  
Registrar-General  
of Land

**Identifier** **CB13K/1065**  
**Land Registration District** **Canterbury**  
**Date Issued** 14 June 1974

**Prior References**  
CB111/258

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**Estate** Fee Simple  
**Area** 5.6656 hectares more or less  
**Legal Description** Rural Section 19765

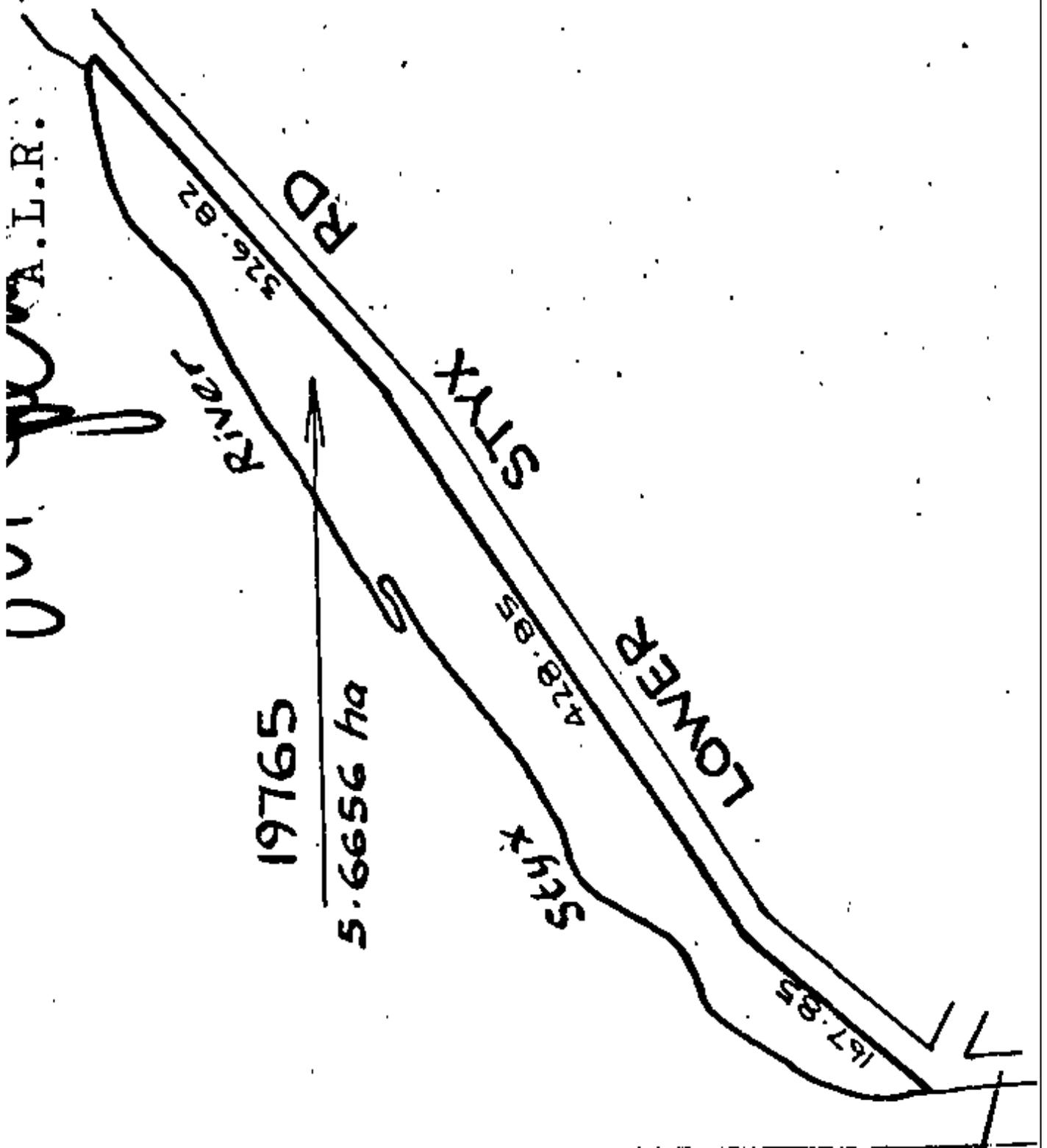
**Registered Owners**

David Matthew Holden Tipple, Timothy John Holden Tipple and Matthew James Holden Tipple

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**Interests**

736062.1 Compensation Certificate pursuant to Section 19 Public Works Act 1981 - 14.4.1988 at 11.14 am  
11840437.35 Mortgage to ASB Bank Limited - 1.2.2021 at 4:55 pm  
12435117.4 Variation of Mortgage 11840437.35 - 28.4.2022 at 3:31 pm





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**UNDER LAND TRANSFER ACT 2017**  
**FREEHOLD**  
**Search Copy**



  
R. W. Muir  
Registrar-General  
of Land

**Identifier** **CB20B/856**  
**Land Registration District** **Canterbury**  
**Date Issued** 05 September 1979

**Prior References**  
CB291/118

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**Estate** Fee Simple  
**Area** 10.5724 hectares more or less  
**Legal Description** Lot 1 Deposited Plan 4047

**Registered Owners**

David Matthew Holden Tipple, Timothy John Holden Tipple and Matthew James Holden Tipple

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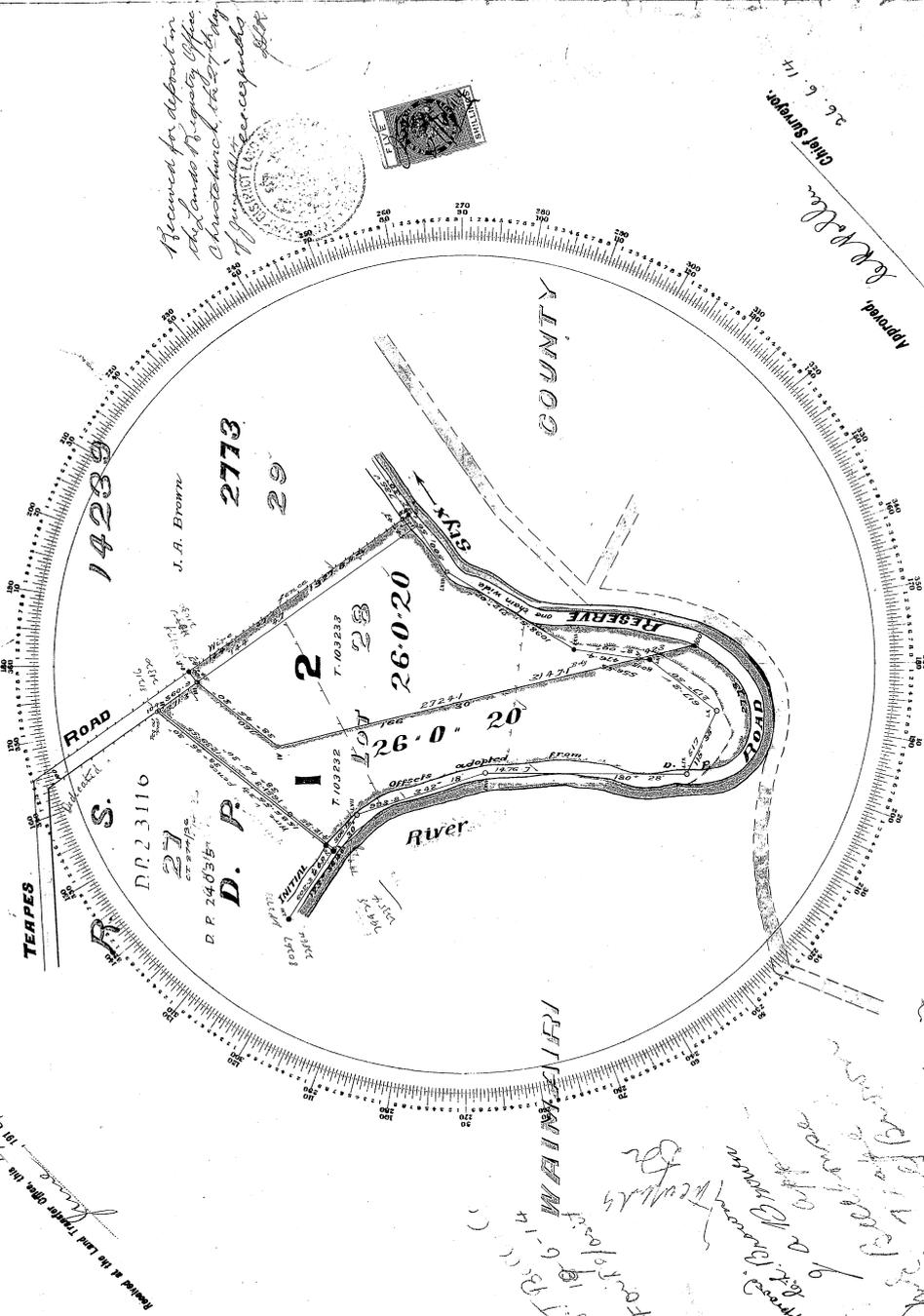
**Interests**

11840437.22 Mortgage to ASB Bank Limited - 1.2.2021 at 4:55 pm  
12435117.3 Variation of Mortgage 11840437.22 - 28.4.2022 at 3:31 pm

DP 4047  
IV

DEPARTMENT OF LANDS AND SURVEY, NEW ZEALAND,  
FOR SURVEYS UNDER THE LAND TRANSFER ACT.

CHRISTCHURCH



Ref. C.T. 47/22.  
Plan of Lot 28 D.P. 2773 P.R.S. 14239

Surveyed for C. L. BROWN Esq.  
By F. W. FREEMAN, Licensed Surveyor (or Authorized Assistant).  
Date: April 1914

SCALE: 5 Chains to an Inch.  
DEPARTMENT OF LANDS AND SURVEY, NEW ZEALAND.  
I, Fred. W. Freeman, of Christchurch, Licensed Surveyor, do solemnly declare that this plan has been made from surveys executed by me, or under my authority, and that both the plan and survey are correct, and have been made in accordance with the regulations of the Surveyors' Board, dated the 31st day of August, 1907.  
And I make this solemn declaration conscientiously believing the same to be true, and by virtue of the provisions of the Statute in that behalf made.  
Subscribed at Christchurch, this 27th day of April 1914.  
Fred. W. Freeman, Licensed Surveyor.  
Signed: Fred. W. Freeman, Licensed Surveyor.  
Signed: Fred. W. Freeman, Licensed Surveyor.

RECEIVED:	
EXAMINED:	26/5/14
TRAY:	
FIELD BOOK:	
REF. PLANS:	

2884



**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
FREEHOLD  
Search Copy**



  
R. W. Muir  
Registrar-General  
of Land

**Identifier**                                   **CB21F/246**  
**Land Registration District**   **Canterbury**  
**Date Issued**                               11 July 1980

**Prior References**  
CB20B/855

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**Estate**                                       Fee Simple  
**Area**                                        18.4890 hectares more or less  
**Legal Description**                    Lot 29 Deposited Plan 2773

**Registered Owners**  
David Matthew Holden Tipple, Timothy John Holden Tipple and Matthew James Holden Tipple

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**Interests**  
734113 Encumbrance to (now) Christchurch City Council - 29.3.1968 at 2:45 pm  
11840437.35 Mortgage to ASB Bank Limited - 1.2.2021 at 4:55 pm  
12435117.4 Variation of Mortgage 11840437.35 - 28.4.2022 at 3:31 pm









antow

Approvals




P<sup>r</sup>. 2  
D. P. 5 8 8 9

P<sup>r</sup>. 30  
D. P. 2 7 7 3

P<sup>r</sup>. 2  
D. P. 5 8 8 9

LAND DISTRICT ..... Canterbury

SURVEY BLK. & DIST. IV. .... Christchurch

NZMS 261 SH1 ..... RECORD MAP No

LOTS 1 - 4 BEING SUBDIVISION OF P<sup>r</sup>. LOT 1 D.P. 5889 .

Surveyed by ..... Middleton, Williams, & Co. 8550

Scale ..... 1 : 2000 Date ..... June 1997

TERRITORIAL AUTHORITY ..... Christchurch City

Surveyed by ..... Middleton, Williams, & Co. 8550

Scale ..... 1 : 2000 Date ..... June 1997

Field Book ..... Thompson, Block

Plan No. .... DP 5889, 26728, 223529, 2773

..... SO 58460, 22005, 10468

Examined by ..... Consent

Approved as to Survey ..... [Signature]

Deposited this ..... day of ..... 1997

File No. .... DP 76333

Instructions

Pursuant to section 223 Resource Management Act 1991

..... City of Christchurch 1997

The Christchurch City Council has approved the plan of subdivision and certifies that this plan is in accordance with the requirements and provisions of the Operative District Scheme.

IN WITNESS WHEREOF THE COMMON SEAL of the said CHRISTCHURCH CITY COUNCIL, was

..... Mayor/Councillor

..... Administration Officer

New CT<sup>2</sup>Allocated

Lot 1 43D/1161

Lot 2 43D/1162

Lot 3 43D/1163

Lot 4 43D/1164

Total Area ..... 19.0760 ha

Comprised in C.T. 25B/1173

I, Robert Gifford, Middlemarch, Registered Surveyor and holder of an annual practicing certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act, 1980, do hereby certify that this plan, as amended from the original plan, has been prepared in accordance with the Survey Regulations 1977 or any regulations made in substitution thereof. Regulations 1977 or any regulations made in substitution thereof. Dated at Middlemarch this ..... day of ..... 1997.

Field Book ..... Thompson, Block

Plan No. .... DP 5889, 26728, 223529, 2773

..... SO 58460, 22005, 10468

Examined by ..... Consent

Approved as to Survey ..... [Signature]

Deposited this ..... day of ..... 1997

File No. .... DP 76333

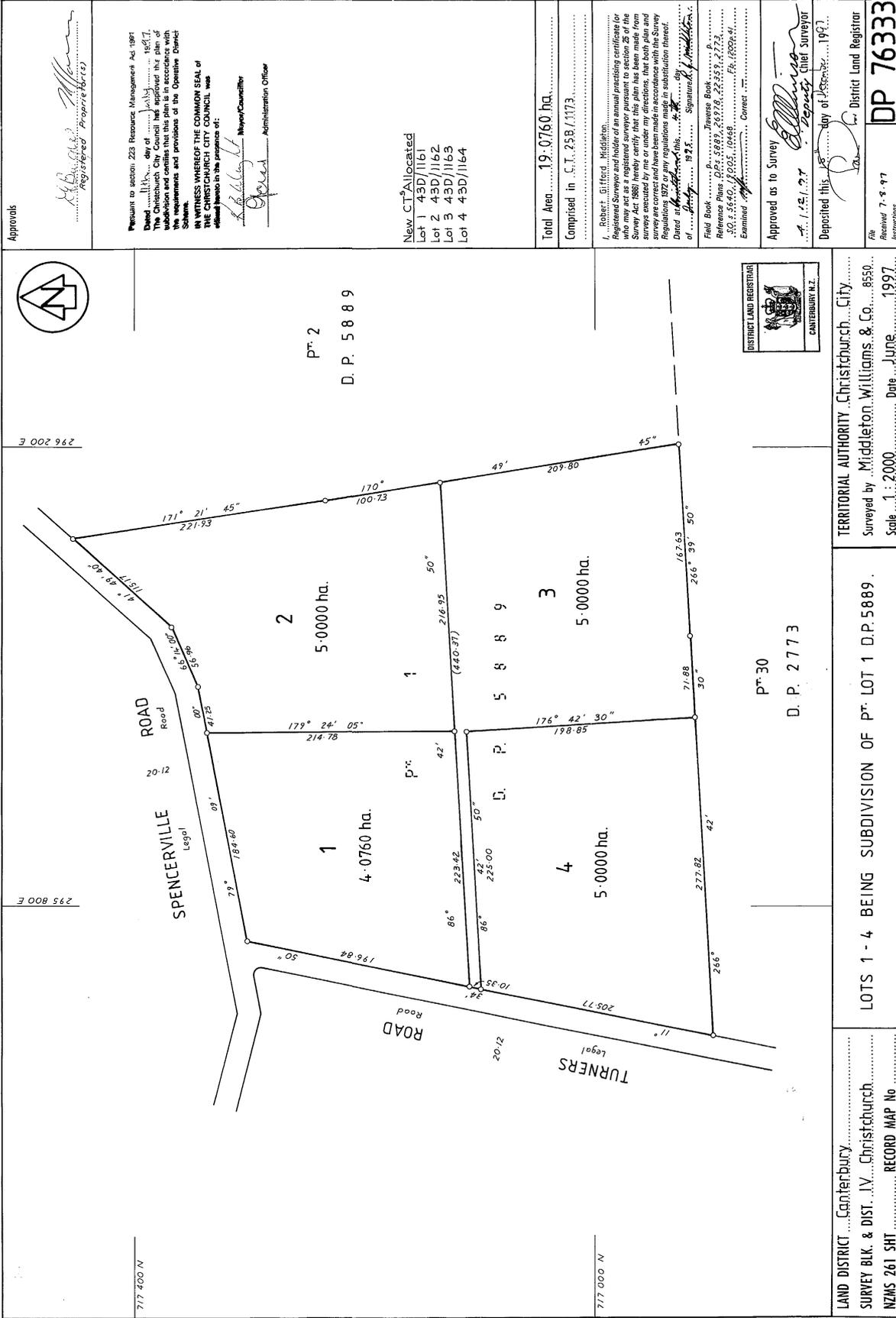
Instructions

U.N.F. FORM 85 (REVISED MARCH 1997)

T



LAND



Approvals  
*[Signature]*  
 Registered Proprietor(s)

Pursuant to section 223 Resource Management Act 1991  
 dated 11th May 2014  
 The Christchurch City Council has approved the plan of  
 subdivision and certifies that this plan is in accordance with  
 the requirements and provisions of the Operative District  
 Scheme.  
 IN WITNESS WHEREOF THE COMMON SEAL OF  
 THE CHRISTCHURCH CITY COUNCIL was  
 placed hereon in the presence of:  
*[Signature]* Mayor/Councillor  
*[Signature]* Administration Officer

New CT<sup>2</sup>Allocated  
 Lot 1 43D/1161  
 Lot 2 43D/1162  
 Lot 3 43D/1163  
 Lot 4 43D/1164

Total Area 19.0760 ha  
 Comprised in C.T. 25B/1173

I, Robert Gifford, Middleton, Registered Surveyor and holder of an annual practicing certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act, 1980, do hereby certify that this plan, as amended from time to time, has been prepared and laid out in accordance with the Regulations 1927 or any regulations made in substitution thereof. Dated at Christchurch this 26th day of December 1997.  
 Signature: *[Signature]*  
 Field Book: O.P. 4889, 26978, 22353, 2773  
 Plan No: 064 4889, 26978, 22353, 2773  
 S.O. 5646, 12005, 10468  
 Examiner: *[Signature]* Consent: 06-1009-41

Approved as to Survey  
 1. 12. 97  
 Deputy Chief Surveyor  
 Deposited this 18th day of December 1997.

File No. DP 76333  
 Received 7. 9. 97  
 Instructions

TERRITORIAL AUTHORITY Christchurch City  
 Surveyed by Middleton, Williams & Co. 8550  
 Scale 1:2000 Date June 1997

LOTS 1 - 4 BEING SUBDIVISION OF PT. LOT 1 D.P. 5889  
 Scale 1:2000 Date June 1997

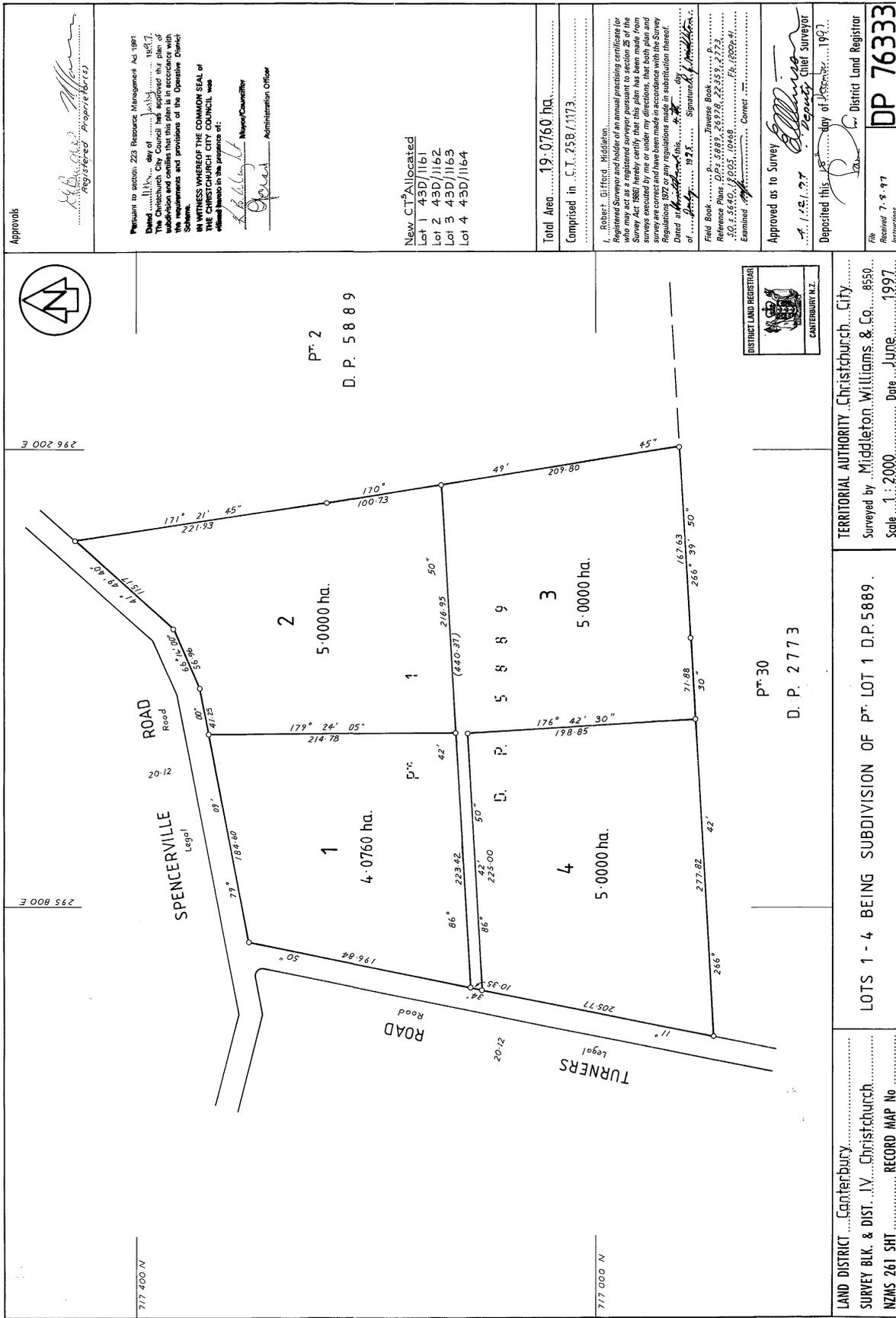
LAND DISTRICT Canterbury  
 SURVEY BLK. & DIST. IV, Christchurch  
 NZMS 261 SH1 RECORD MAP No



Pt 30  
 D. P. 2773

A.J. BEHN, SURVEYOR GENERAL, LAND INFORMATION, NEW ZEALAND





Approvals

*[Signature]*  
Registered Proprietor(s)

Pursuant to section 223 Resource Management Act 1991  
 dated 11th May 2014  
 The Christchurch City Council has approved the plan of  
 subdivision and certifies that this plan is in accordance with  
 the requirements and provisions of the Operative District  
 Scheme.

IN WITNESS WHEREOF THE COMMON SEAL OF  
 THE CHRISTCHURCH CITY COUNCIL was  
 affixed hereon in the presence of:

*[Signature]* Mayor/Councillor  
*[Signature]* Administration Officer

New CT<sup>2</sup>Allocated  
 Lot 1 43D/1161  
 Lot 2 43D/1162  
 Lot 3 43D/1163  
 Lot 4 43D/1164

Total Area 19.0760 ha  
 Comprised in C.T. 25B/1173

I, Robert Gifford, Middleton, Registered Surveyor and holder of an annual practicing certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act, 1980, do hereby certify that this plan, as prepared from the original field notes and measurements taken by me or by a person acting under my supervision and in accordance with the Survey Regulations 1997 or any regulations made in substitution thereof, is correct and true.

Dated at Christchurch this 26th day of May 1997.  
 Signature: *[Signature]*  
 of 1923

Field Book: *[Blank]*  
 Plan No: DP 76333  
 SO: 56460/2005/10468  
 Examiner: *[Signature]* Consent: 18.10.99-41

Approved as to Survey  
 1.12.97  
 Deposited this 18th day of December 1997

File No: DP 76333  
 Received 7.9.97  
 Instructions



TERRITORIAL AUTHORITY: Christchurch City  
 Surveyed by: Middleton, Williams & Co. 8550  
 Scale: 1:2000 Date: June 1997

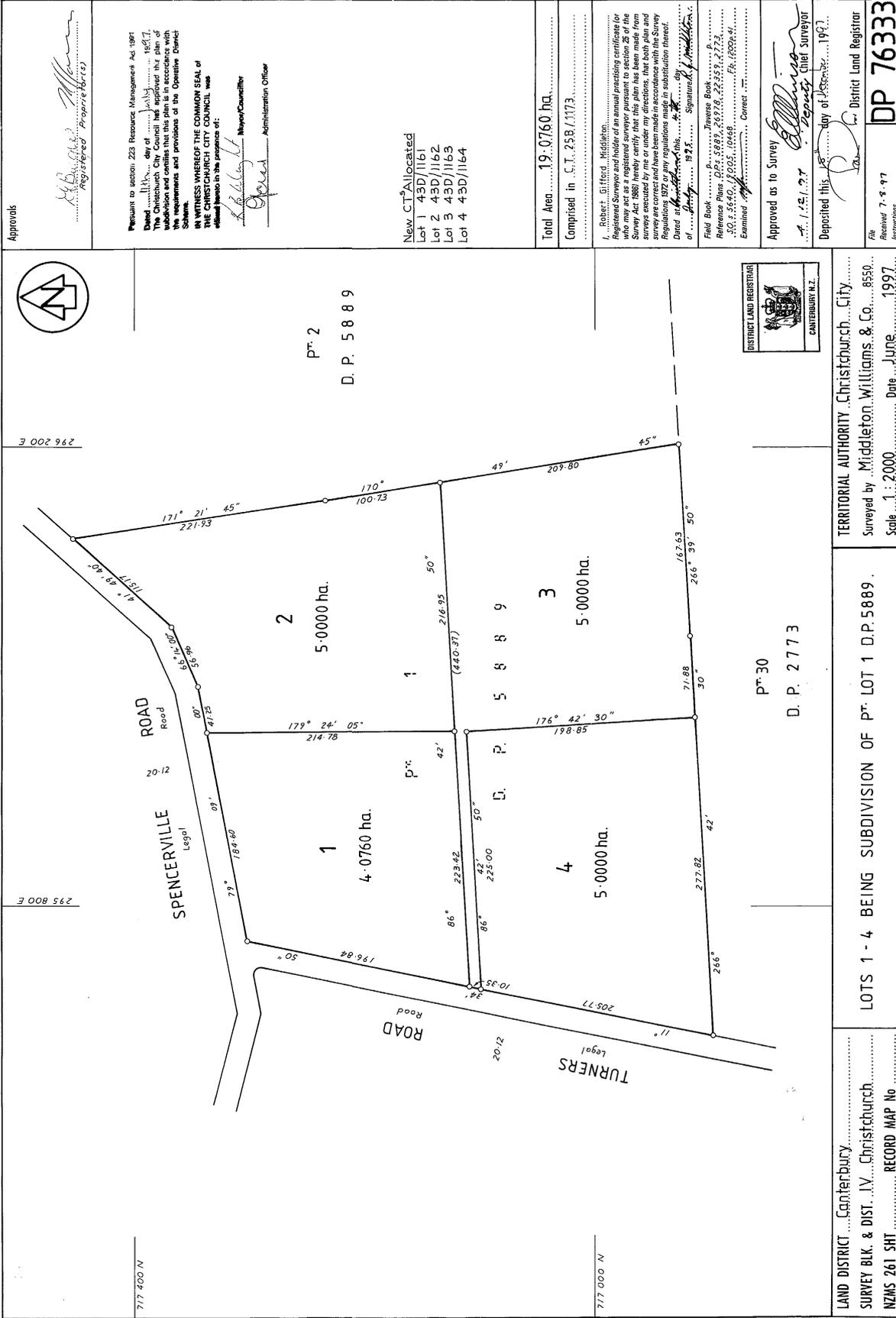
LOTS 1 - 4 BEING SUBDIVISION OF PT LOT 1 D.P. 5889  
 Scale 1:2000 Date June 1997

LAND DISTRICT: Canterbury  
 SURVEY BLK. & DIST. IV, Christchurch  
 NZMS 261 SH1 RECORD MAP No

U.N.F. FORM 85 (REVISED MARCH 1997)



LAND



Approvals  
*[Signature]*  
 Registered Proprietor(s)

Pursuant to section 223 Resource Management Act 1991  
 dated 11th May 2014  
 The Christchurch City Council has approved the plan of  
 subdivision and certifies that this plan is in accordance with  
 the requirements and provisions of the Operative District  
 Scheme.  
 IN WITNESS WHEREOF THE COMMON SEAL OF  
 THE CHRISTCHURCH CITY COUNCIL was  
 placed hereon in the presence of:  
*[Signature]* Mayor/Councillor  
*[Signature]* Administration Officer

New CT<sup>2</sup>Allocated  
 Lot 1 43D/1161  
 Lot 2 43D/1162  
 Lot 3 43D/1163  
 Lot 4 43D/1164

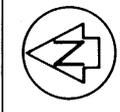
Total Area 19.0760 ha  
 Comprised in C.T. 25B/1173

I, Robert Gifford, Middleton, Registered Surveyor and holder of an annual practising certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act, 1980, do hereby certify that this plan, as prepared from the field notes and measurements taken by me or by a person acting under my supervision and control, and that the bearings and distances shown on this plan are correct and have been made in accordance with the Survey Regulations 1977 or any regulations made in substitution thereof.  
 Dated at Christchurch this 11th day of May 1997.  
 Signature: *[Signature]*  
 Robert Gifford, Registered Surveyor

Field Book: D.P. 2689, 2697, 2723  
 Plan No: D.P. 5889, 2697, 2723  
 S.O. 5846, 5903, 10468  
 Examiner: *[Signature]* Consent: 18.10.97-41

Approved as to Survey  
*[Signature]* Deputy Chief Surveyor  
 Deposited this 15th day of May 1997.

File No. DP 76333  
 Received 7.9.97  
 Instructions



TERRITORIAL AUTHORITY Christchurch City  
 Surveyed by Middleton, Williams & Co. 8550  
 Scale 1:2000 Date June 1997

LOTS 1 - 4 BEING SUBDIVISION OF PT. LOT 1 D.P. 5889  
 Scale 1:2000 Date June 1997

LAND DISTRICT Canterbury  
 SURVEY BLK. & DIST. IV, Christchurch  
 NZMS 261 SH1 RECORD MAP No

A.J. BEHN, SURVEYOR GENERAL, LAND INFORMATION, NEW ZEALAND