

## Certificate of Title

**Title Reference** CT 5593/259  
**Status** CURRENT  
**Easement** NO  
**Owner Number** 0467503\*  
**Address for Notices** 3 SEVILLE AV GULFVIEW HEIGHTS, SA 5096  
**Area** 690M<sup>2</sup> (APPROXIMATE)

## Estate Type

Fee Simple

## Registered Proprietor

JOE BARBARO  
BARBARA LESLIE BARBARO  
OF 3 SEVILLE AVENUE GULFVIEW HEIGHTS SA 5096  
WITH NO SURVIVORSHIP

## Description of Land

ALLOTMENT 71 DEPOSITED PLAN 5399  
IN THE AREA NAMED WINGFIELD  
HUNDRED OF PORT ADELAIDE

## Last Sale Details

**Dealing Reference** TRANSFER (T) 12443083  
**Dealing Date** 08/12/2015  
**Sale Price** \$0  
**Sale Type** NO MONETARY CONSIDERATION

## Constraints

### Encumbrances

Dealing Type	Dealing Number	Beneficiary
MORTGAGE	12477020	WESTPAC BANKING CORPORATION (ACN: 007 457 141)

### Stoppers

NIL

## Valuation Numbers

Valuation Number	Status	Property Location Address
0631410006	CURRENT	23 GRAHAM STREET, WINGFIELD, SA 5013

## Notations

## Dealings Affecting Title

NIL

## Notations on Plan

NIL

## Registrar-General's Notes

NIL

## Administrative Interests

NIL

## Valuation Record

<b>Valuation Number</b>	0631410006
<b>Type</b>	Site & Capital Value
<b>Date of Valuation</b>	01/01/2020
<b>Status</b>	CURRENT
<b>Operative From</b>	01/07/1966
<b>Property Location</b>	23 GRAHAM STREET, WINGFIELD, SA 5013
<b>Local Government</b>	PORT ADELAIDE ENFIELD
<b>Owner Names</b>	JOE BARBARO BARBARA LESLIE BARBARO
<b>Owner Number</b>	0467503*
<b>Address for Notices</b>	3 SEVILLE AV GULFVIEW HEIGHTS, SA 5096
<b>Zone / Subzone</b>	E - Employment\
<b>Water Available</b>	Yes
<b>Sewer Available</b>	Yes
<b>Land Use</b>	1100 - House
<b>Description</b>	H SH CP BV
<b>Local Government Description</b>	Residential

## Parcels

Plan/Parcel	Title Reference(s)
D5399 ALLOTMENT 71	CT 5593/259

## Values

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Current	\$255,000	\$295,000			

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Previous	\$255,000	\$295,000			

## Building Details

<b>Valuation Number</b>	0631410006
<b>Building Style</b>	Conventional
<b>Year Built</b>	1965
<b>Building Condition</b>	Good
<b>Wall Construction</b>	Brick
<b>Roof Construction</b>	Tiled (Terra Cotta or Cement)
<b>Equivalent Main Area</b>	99 sqm
<b>Number of Main Rooms</b>	5

*Note – this information is not guaranteed by the Government of South Australia*