

CURRENT TITLE SEARCH
QUEENSLAND TITLES REGISTRY PTY LTD

Request No: 40164165

Search Date: 16/02/2022 11:24

Title Reference: 50210551

Date Created: 11/03/1998

Previous Title: 40013898

REGISTERED OWNER

Dealing No: 712903061 01/12/2009

SAMRED PTY LTD A.C.N. 055 852 965

ESTATE AND LAND

Estate in Fee Simple

LOT 357 SURVEY PLAN 102746
Local Government: GYMPIE

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by
Deed of Grant No. 16584132 (POR 356)

ADMINISTRATIVE ADVICES - NIL

UNREGISTERED DEALINGS - NIL

** End of Current Title Search **

COPYRIGHT QUEENSLAND TITLES REGISTRY PTY LTD [2022]

Requested By: D-ENQ GLOBALX

ITEMS SCHEDULE

A Contract Date: 5-05-2009

B Vendor's Agent: Ray White Gympie
Address: Shop & Cullinanes Centre, 104 Mary Street, Gympie Q 4570
Licence No: _____
ABN: _____
 Facsimile 07 5481 1844 Phone 07 5489 3000
 Email Address _____

C Vendor's: Gympie Eldorado Mining Pty Ltd A.C.N 110 465 177
Address: PO Box 734 Gympie Q 4570
ABN: 13 110 465 177 Facsimile _____ Phone _____
 Email Address _____

D Vendor's Solicitor: Morgan Conley Solicitors
Address: Level 5, 160 Edward Street, Brisbane Q 4000
ABN: _____ Facsimile 07 3003 0717 Phone 07 3003 0707
 Email Address mail@morganconley.com.au

E Purchaser's: Samred Pty Ltd A.C.N 053 852 965 trading as XG Property Investment Trust
Address: 85 Enterprise Street, Kunda Park Q 4556
ABN: _____ Facsimile _____ Phone 0413 713 493
 Email Address _____ 54349400

F Purchaser's Solicitor: McAllister and Carmill Solicitors (Attn Robert Carmill)
Address: PO Box 75, Coolum Beach Q 4573
ABN: _____ Facsimile 07 5446 1068 Phone 07 5446 1553
 Email Address _____

G Stakeholder: Austral Enterprises Pty Ltd TA Ray White Gympie
 Facsimile 07 5481 1844 Phone 07 5489 3000

H PARTICULARS OF LAND SOLD:
Address: Langton Road, Monkland Q 4570
Present Use (if any): _____
Description: Lot 357 SP102746
County: Marich **Parish:** Gympie
Title Reference: 50210561
Area: 3086m2 approx
Type of Holding: _____ **Lease No:** _____ (more or less)
Local Government: Gympie Regional Council

I IMPROVEMENTS INCLUDED IN SALE:
Nature of Buildings: _____
 Unless excluded below the Purchase Price includes all partitions stoves hot water systems wall-to-wall floor coverings drapes and tracks blinds light fittings clothes lines hoists fixed televisions or satellite antennae or dishes in-ground shrubs and all fixtures as inspected by the Purchaser.
Exclusions: _____

J OTHER CHATTELS INCLUDED IN SALE: _____
 (Attach inventory if insufficient space)

K THE LAND IS SOLD AS: _____
 (Cross out that which does not apply) Freehold (subject to the reservations exceptions and conditions in the deed of grant)
Leasehold (subject to the conditions of the Crown leasehold title)

L ENCUMBRANCES: (If the Property is sold free from Encumbrances, insert 'Nil'. If the Property is sold subject to Encumbrances they must be specifically described in this item.) Easement 701478425

M LEASES AND SERVICE CONTRACTS: See Lease Schedule and Service Contract Schedule

N PURCHASE PRICE: \$ 385,000.00

O DEPOSIT: \$ 35,000.00

P DEFAULT INTEREST: _____ % simple interest per annum

Q DATE FOR COMPLETION: See special conditions

R CITY OR TOWN FOR COMPLETION: Brisbane

CLAUSE 1(V)

NOTE 2
(SEE WARNING)

NOTE 3

NOTE 4

NOTE 5

CLAUSE 3

CLAUSE 11
& NOTE 6

CLAUSE 20.3

CLAUSE 20.1 & 20.2