

Certificate of Title

Title Reference CT 6127/670
Status CURRENT
Easement YES
Owner Number 11826975
Address for Notices POST OFFICE BOX 46, MOUNT COMPASS, SA 5210
Area NOT AVAILABLE

Estate Type

Fee Simple (Unit)

Registered Proprietor

LUKE JAMES CESCATO
PATRICIA JANE CESCATO
OF PO BOX 46 MOUNT COMPASS SA 5210
WITH NO SURVIVORSHIP

Description of Land

UNIT 3 STRATA PLAN 11810
IN THE AREA NAMED MOUNT COMPASS
HUNDRED OF NANGKITA

Last Sale Details

Dealing Reference TRANSFER (T) 13355971
Dealing Date 21/08/2020
Sale Price \$143,000
Sale Type FULL VALUE / CONSIDERATION AND WHOLE OF LAND

Constraints

Encumbrances

NIL

Stoppers

NIL

Valuation Numbers

Valuation Number	Status	Property Location Address
4535307306	CURRENT	Unit 3, 18 VICTOR HARBOR ROAD, MOUNT COMPASS, SA 5210

Notations

Dealings Affecting Title

NIL

Notations on Plan

NIL

Registrar-General's Notes

PLAN FOR LEASE PURPOSES VIDE G256/1988

Administrative Interests

NIL

Valuation Record

Valuation Number	4535307306
Type	Site & Capital Value
Date of Valuation	01/01/2023
Status	CURRENT
Operative From	01/07/1993
Property Location	Unit 3, 18 VICTOR HARBOR ROAD, MOUNT COMPASS, SA 5210
Local Government	ALEXANDRINA
Owner Names	PATRICIA JANE CESCATO LUKE JAMES CESCATO
Owner Number	11826975
Address for Notices	POST OFFICE BOX 46, MOUNT COMPASS, SA 5210
Zone / Subzone	TMS - Township Main Street
Water Available	Yes
Sewer Available	No
Land Use	2161 - Chemist
Description	SHOP
Local Government Description	Commercial - Shop

Parcels

Plan/Parcel	Title Reference(s)
S11810 UNIT 3	CT 6127/670

Values

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Current	\$47,500	\$185,000			
Previous	\$43,000	\$161,000			

Building Details

Valuation Number	4535307306
Building Style	Not Available
Year Built	Not Available
Building Condition	Not Available
Wall Construction	Not Available
Roof Construction	Not Available
Equivalent Main Area	Not Available
Number of Main Rooms	Not Available

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