

Form: 01TWC
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 Firm name: East Coast Law

TRANSFER



AJ236462Q

without monetary consid

New South Wales
 Real Property Act 1900

PRIVACY NOTE: Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

STAMP DUTY

Office of State Revenue use only	19-12-2014	0007924344-002
	SECTION 55(1)(B)	
	DUTY	\$ *****50.00



LOT 3 SP 7355

(B) LODGED BY
 I am authorised to make
 this alteration
 PAUL BOLLEN Solicitor
 Do on 29/12/14

Document Collection Box	Name, Address or DX, Telephone, and Customer Account Number if any	CODES
124E	LLPN: 123820V GlobalX Legal Solutions Pty Ltd Level 3, 175 Cr Reference: ECL- 2326752	TZ

(C) TRANSFEROR

A & C Passmore Property Pty Ltd (A.C.N. 159 449 920)

(D) CONSIDERATION

Nil pursuant to Deed of Trust between the parties dated 1 July 2013

(E) ESTATE

and as regards the land specified above transfers to the transferee

(F) SHARE TRANSFERRED

(G)

Encumbrances (if applicable):

(H) TRANSFEREE

A & C Passmore Pty Ltd (A.C.N. 159 443 884)

TENANCY:

(I) DATE

29/01/2015

(J) Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the corporation named below by the authorised person(s) whose signature(s) appears(s) below pursuant to the authority specified.

Corporation: A & C Passmore Property Pty Ltd (A.C.N. 159 449 920)
 Authority: Section 127 of the Corporations Act 2001

Signature of authorised person:

Name of authorised person: Andrew Phillip PASSMORE
 Office held: Director

Signature of authorised person:

Name of authorised person: Caron Julie PASSMORE
 Office held: Director

Certified correct for the purposes of the Real Property Act 1900 on behalf of the transferee by the person whose signature appears below.

Signature:

Signatory's name: Paul Caspar BOLLEN
 Signatory's capacity: Solicitor for the Transferee

(K) The transferee's agent certifies that the eNOS data relevant to this dealing has been submitted and stored under eNOS ID No. 759602 Full name: Paul CASPAR BOLLEN Signature:

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Contract for the sale and purchase of land 2019 edition

TERM	MEANING OF TERM	NSW DAN:
vendor's agent	First National Real Estate Port Macquarie PO Box 2428, PORT MACQUARIE NSW 2444	Phone: 6583 6000 Fax: 6583 6968 Ref: Shannon Wood Email: shannon@portmacquariefn.com.au
co-agent		
vendor	^{6 PROPERTY} A & C Passmore Property Pty Ltd ATF Passmore Property Trust No 2 on behalf of A & C Passmore Pty Ltd A.C.N. 159443884 ATF Passmore Superannuation Fund.	

vendor's solicitor	Page Conveyancing 96 William Street, Port Macquarie NSW 2444 DX 7447 Port Macquarie	Phone: 02 6584 9522 Email: merylyn@pageconveyancing.com.au Fax: 02 6584 9533 Ref: MP:MP:8496
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date for completion	28th day after the contract date	(clause 15)
land (address, plan details and title reference)	3/125A Bridge Street, Port Macquarie 2444 AKA 3/20 Gore Street Port Macquarie Registered Plan: Lot 3 Plan SP 7355 Folio Identifier 3/SP7355	

improvements	<input type="checkbox"/> VACANT POSSESSION <input checked="" type="checkbox"/> subject to existing tenancies
attached copies	<input type="checkbox"/> HOUSE <input type="checkbox"/> garage <input type="checkbox"/> carport <input checked="" type="checkbox"/> home unit <input checked="" type="checkbox"/> carspace <input type="checkbox"/> storage space <input type="checkbox"/> none <input type="checkbox"/> other:
	<input type="checkbox"/> documents in the List of Documents as marked or as numbered: <input type="checkbox"/> other documents:

A real estate agent is permitted by legislation to fill up the items in this box in a sale of residential property.

inclusions	<input checked="" type="checkbox"/> blinds <input type="checkbox"/> dishwasher <input checked="" type="checkbox"/> light fittings <input checked="" type="checkbox"/> stove
	<input checked="" type="checkbox"/> built-in wardrobes <input checked="" type="checkbox"/> fixed floor coverings <input checked="" type="checkbox"/> range hood <input type="checkbox"/> pool equipment
	<input type="checkbox"/> clothes line <input checked="" type="checkbox"/> insect screens <input type="checkbox"/> solar panels <input type="checkbox"/> TV antenna
	<input checked="" type="checkbox"/> curtains <input checked="" type="checkbox"/> other: Ceiling fans, security door and split system air conditioner
exclusions	
purchaser	James David Robert Bradley and Jenna Patterson 3 Wilson Avenue, Doonside ^{INALESIDE} NSW 2767 ^{2101 JB}
purchaser's solicitor	North Coast Conveyancing Pty Limited Galleria Building, Cnr Short & William Sts, Port Macquarie, NSW 2444 PO Box 396, Port Macquarie Bc NSW 2444 Phone: 02 6584 6777 Email: cory@northco.com.au Fax: 02 6584 6888 Ref: Cory Darcy
price	\$375,000.00
deposit	\$37,500.00 (10% of the price, unless otherwise stated)
balance	\$337,500.00
contract date	8 JULY 2021 (if not stated, the date this contract was made)

buyer's agent

vendor	GST AMOUNT (optional) The price includes GST of: \$	witness
purchaser	<input checked="" type="checkbox"/> JOINT TENANTS <input type="checkbox"/> tenants in common <input type="checkbox"/> in unequal shares	witness