

## Certificate of Title

**Title Reference** CT 5137/373  
**Status** CURRENT  
**Easement** YES  
**Owner Number** 10617426  
**Address for Notices** 31 REDBANKS RD WILLASTON 5118  
**Area** 1800M<sup>2</sup> (APPROXIMATE)

## Estate Type

Fee Simple

## Registered Proprietor

RICHARD MICHAEL HURST  
LEE ANN HURST  
OF 31 REDBANKS ROAD WILLASTON SA 5118  
WITH NO SURVIVORSHIP

## Description of Land

ALLOTMENT 6 DEPOSITED PLAN 9499  
IN THE AREA NAMED EDINBURGH NORTH  
HUNDRED OF MUNNO PARA

## Last Sale Details

**Dealing Reference** TRANSFER (T) 11655393  
**Dealing Date** 25/09/2011  
**Sale Price** \$550,000  
**Sale Type** TRANSFER FOR FULL MONETARY CONSIDERATION

## Constraints

### Encumbrances

Dealing Type	Dealing Number	Beneficiary
ENCUMBRANCE	3520461	SOUTH AUSTRALIAN HOUSING TRUST

### Stoppers

NIL

## Valuation Numbers

Valuation Number	Status	Property Location Address
3238730058	CURRENT	16 HOOKE ROAD, EDINBURGH NORTH, SA 5113

## Notations

## Dealings Affecting Title

NIL

## Notations on Plan

NIL

## Registrar-General's Notes

NIL

## Administrative Interests

NIL

## Valuation Record

<b>Valuation Number</b>	3238730058
<b>Type</b>	Site & Capital Value
<b>Date of Valuation</b>	01/01/2021
<b>Status</b>	CURRENT
<b>Operative From</b>	01/07/1972
<b>Property Location</b>	16 HOOKE ROAD, EDINBURGH NORTH, SA 5113
<b>Local Government</b>	PLAYFORD
<b>Owner Names</b>	LEE ANN HURST RICHARD MICHAEL HURST
<b>Owner Number</b>	10617426
<b>Address for Notices</b>	31 REDBANKS RD WILLASTON 5118
<b>Zone / Subzone</b>	SE - Strategic Employment\
<b>Water Available</b>	Yes
<b>Sewer Available</b>	Yes
<b>Land Use</b>	2830 - Plumbing / Heating And Air-Conditioning Services
<b>Description</b>	OFF WKSHP
<b>Local Government Description</b>	Commercial - Other

## Parcels

Plan/Parcel	Title Reference(s)
D9499 ALLOTMENT 6	CT 5137/373

## Values

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Current	\$133,000	\$415,000			

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Previous	\$172,000	\$365,000			

## Building Details

<b>Valuation Number</b>	3238730058
<b>Building Style</b>	Not Available
<b>Year Built</b>	Not Available
<b>Building Condition</b>	Not Available
<b>Wall Construction</b>	Not Available
<b>Roof Construction</b>	Not Available
<b>Equivalent Main Area</b>	Not Available
<b>Number of Main Rooms</b>	Not Available

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