

Certificate of Title

Title Reference CT 5214/178
Status CURRENT
Easement NO
Owner Number 14004088
Address for Notices PO BOX 567 STIRLING 5152
Area 650m² (APPROXIMATE)

Estate Type

Fee Simple

Registered Proprietor

ADRIANUS MARINUS HEYNDYK
GERTRAUD ELEONORE ADELE ULLEND AHL
OF PO BOX 567 STERLING SA 5152
WITH NO SURVIVORSHIP

Description of Land

ALLOTMENT 134 DEPOSITED PLAN 3794
IN THE AREA NAMED FINDON
HUNDRED OF YATALA

Last Sale Details

Dealing Reference TRANSFER (T) 10486727
Dealing Date 22/06/2006
Sale Price \$112,000
Sale Type TRANSFER FOR FULL MONETARY CONSIDERATION

Constraints

Encumbrances

NIL

Stoppers

NIL

Valuation Numbers

Valuation Number	Status	Property Location Address
2523943509	CURRENT	185-187 GRANGE ROAD, FINDON, SA 5023
2523946013	CURRENT	1-3 CRITTENDEN ROAD, FINDON, SA 5023

Notations

Dealings Affecting Title

NIL

Notations on Plan

NIL

Registrar-General's Notes

NIL

Administrative Interests

NIL

Valuation Record

Valuation Number	2523943509
Type	Capital Value
Date of Valuation	01/01/2022
Status	CURRENT
Operative From	01/07/2019
Property Location	185-187 GRANGE ROAD, FINDON, SA 5023
Local Government	CHARLES STURT
Owner Names	ADRIANUS MARINUS HEYNDYK NILS UELLEND AHL SUSANNE LAWRENCE GERTRAUD ELEONORE ADELE UELLEND AHL G. UELLEND AHL PTY. LTD.
Owner Number	7113759*
Address for Notices	POST OFFICE BOX 567, STIRLING, SA 5152
Zone / Subzone	SB - Suburban Business\\
Water Available	Yes
Sewer Available	Yes
Land Use	2187 - Boat And Marine Sales
Description	ShroomOffWshop
Local Government Description	Commercial - Shop

Parcels

Plan/Parcel	Title Reference(s)
D3794 ALLOTMENT 134	CT 5214/178
D3794 ALLOTMENT 103	CT 5312/415
D3794 ALLOTMENT 102	CT 5312/317

Values

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Current		\$1,225,000			
Previous		\$1,100,000			

Occupants

Occupant Id	Property Id	Occupant Name	Land Use	Local Government Description	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
110	185 Grange Road	Carline Findon	2910 - Motor Vehicle Repair Services	Industry - Light		\$797,675			
100	1-3 Crittenden Road	Hodge Marine	2187 - Boat And Marine Sales	Commercial - Shop		\$427,325			

Building Details

Valuation Number	2523943509
Building Style	Not Available
Year Built	Not Available
Building Condition	Not Available
Wall Construction	Not Available
Roof Construction	Not Available
Equivalent Main Area	785 sqm
Number of Main Rooms	Not Available

Valuation Record

Valuation Number	2523946013
Type	Site Value
Date of Valuation	01/01/2022
Status	CURRENT
Operative From	01/07/2019
Property Location	1-3 CRITTENDEN ROAD, FINDON, SA 5023
Local Government	CHARLES STURT
Owner Names	GERTRAULD ELEONORE ADELE ULLENDAHL ADRIANUS MARINUS HEYNDYK
Owner Number	14004088
Address for Notices	PO BOX 567 STIRLING 5152

Zone / Subzone	SB - Suburban Business\\
Water Available	No
Sewer Available	No
Land Use	2900 - Workshop
Description	WSHOP/WHSE
Local Government Description	Industry - Light

Parcels

Plan/Parcel	Title Reference(s)
D3794 ALLOTMENT 134	CT 5214/178

Values

Financial Year	Site Value	Capital Value	Notional Site Value	Notional Capital Value	Notional Type
Current	\$290,000				
Previous	\$260,000				

Building Details

Valuation Number	2523946013
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