GOVERNMENT OF WESTERN AUSTRALIA

Landgate

Q590501 NR
19 Sep 2025 14:24:12 Midland

Notification

Approved form 2017-98207 *Reg 3 of the Transfer of Land Regulations 2004*
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Jurisdiction

State of Western Australia

Legislation

Transfer of Land Act 1893

Lodging party details

Name WOODRIDGE SETTLEMENTS
Address 3121 Spring Park La, MIDLAND
Issuing box 888 V
Phone 9250 2956
Fax
Email woodbridge@woodbridgesettlements.com.au
Reference 655 Pechey

3/3

Preparer details

Name	Scanlan Surveys
Phone	08 9250 2261
Reference	8738/22

Notification details

Act	Transfer of Land Act 1893
Section	70A
Factor affecting use or enjoyment of land	A reticulated sewerage service is not available to the lot(s).

Land / Interest

Title(volume-folio)	Extent	Land description	Interest
	Whole	LOT 702 ON DEPOSITED PLAN 430083	FEE SIMPLE
	Whole	LOT 703 ON DEPOSITED PLAN 430083	FEE SIMPLE
	Whole	LOT 704 ON DEPOSITED PLAN 430083	FEE SIMPLE
	Whole	LOT 705 ON DEPOSITED PLAN 430083	FEE SIMPLE

Registered proprietor(s)(Land)

RAGORA PTY LTD (ABN 46009434468) OF 68 TUNNEL ROAD SWAN VIEW WA 6056

Authorising party

SHIRE OF MUNDARING (ABN 20431487930) OF 7000 GREAT EASTERN HIGHWAY MUNDARING WA 6073

Execution date

19/9/2025

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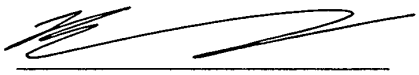
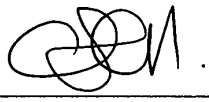
Registered proprietor(s)(Land) execution

Executed by RAGORA PTY LTD (ABN 46009434468)

Signature 

Signer name BRADLEY JOHN SNELL

Signer designation DIRECTOR

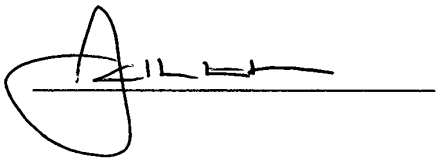
Signature 

Signer name CHRISTINE LILY SNELL

Signer designation DIRECTOR/SECRETARY

Authorising party execution

Executed on behalf of SHIRE OF MUNDARING
under local authority of the LOCAL GOVERNMENT ACT
1995 PURSUANT TO SECTION 9.49A(4).

Signature: 

Signer name: JASON BRIAN WHITEAKER

Signer organisation: SHIRE OF MUNDARING

Signer designation: CHIEF EXECUTIVE OFFICER

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Landgate
PO Box 2222
MIDLAND WA 6936

EV003238945 CONST

17 June 2025

Dear Sir/Madam

Mortgagee: **Australia and New Zealand Banking Group Ltd ACN 005 357 522**
Property: **Lot 11 on Plan 1299**
Certificate of Title: **Volume 422 Folio 140A**

The Mortgagee as mortgagee of Mortgage Q436816 consents to the lodgement of:

1- Plan of subdivision – Deposited Plan 430083;

2- Application for new titles subject of Deposited Plan 430083;

3- A Restrictive Covenant pursuant to section 129BA of the *Transfer of Land Act* 1893 made between Ragora Pty Ltd (A.C.N. 009 434 468) (as grantor) and Electricity Networks Corporation (as grantee) to be lodged by Western Power;

4- A notification relating to hazards or other factors pursuant to section 165 of the *Planning and Development Act* 2005; and

5- Two notifications relating to factors affecting use or enjoyment of land pursuant to section 70A of the *Transfer of Land Act* 1893

to be lodged by Woodbridge Settlements.

Signed for and on behalf of **AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD ACN 005 357 522** by its attorney under registered power of attorney I486779 in the presence of:

Witness Signature

JACOB LINCOLN

Name

Bank Officer

Occupation

C/- Level 5, 240 St Georges Terrace, Perth

By executing this document the attorney states that he/she has received no notice of revocation of the power of attorney.

Attorney Signature

SAMUEL FREEMAN

Name

Manager / Acting Manager (select one)

Title of Attorney

3464-5390-9819_1187054, v.1

Australia and New Zealand Banking Group Limited (ANZ) ABN 11 005 357 522. Aust. Credit Licence No. 234527. Item 1001 04.2016 W520001

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