WESTERN AUSTRALIA

TITLE NUMBER	
Volume	Folio
4093	**157**

RECORD OF CERTIFICATE OF TITLE

UNDER THE TRANSFER OF LAND ACT 1893

The person described in the first schedule is the registered proprietor of an estate in fee simple in the land described below subject to the reservations, conditions and depth limit contained in the original grant (if a grant issued) and to the limitations, interests, encumbrances and notifications shown in the second schedule.

BGRoberts

REGISTRAR OF TITLES

REGISTRAR OF TITLES WESTERN AUSTRALIA

LAND DESCRIPTION:

LOT 24 ON DEPOSITED PLAN 428021

REGISTERED PROPRIETOR:
(FIRST SCHEDULE)

DANNY MARK CRITCHELL
DANELLE MAREE WARNE
BOTH OF 8 DRAPER ROAD MAHOGANY CREEK WA 6072
AS JOINT TENANTS

(AF Q792306) REGISTERED 11/3/2026

LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS:
(SECOND SCHEDULE)

1. Q408487 MORTGAGE TO COMMONWEALTH BANK OF AUSTRALIA REGISTERED 2/5/2025.
2. Q792307 NOTIFICATION CONTAINS FACTORS AFFECTING THE WITHIN LAND. LODGED 11/3/2026.
3. Q792308 NOTIFICATION SECTION 165 PLANNING & DEVELOPMENT ACT 2005 LODGED 11/3/2026.

Warning: A current search of the sketch of the land should be obtained where detail of position, dimensions or area of the lot is required. Lot as described in the land description may be a lot or location.

----------END OF CERTIFICATE OF TITLE----------

STATEMENTS:

The statements set out below are not intended to be nor should they be relied on as substitutes for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.

SKETCH OF LAND:	DP428021
PREVIOUS TITLE:	1121-538
PROPERTY STREET ADDRESS:	8 DRAPER RD, MAHOGANY CREEK.
LOCAL GOVERNMENT AUTHORITY:	SHIRE OF MUNDARING

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