



Volume 10259 Folio 425

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# CERTIFICATE OF TITLE - VICTORIA

## Under the Transfer of Land Act 1958

I certify that the registered proprietor is the proprietor of the estate and interest in the land subject to the encumbrances, caveats and notices described

**COPY**

*Barbara Pitt*



REGISTRAR OF TITLES

### LAND DESCRIPTION

Lot 3 on Plan of Subdivision 326242H.  
PARENT TITLE Volume 05742 Folio 202  
Created by instrument PS326242H 23/11/1995

### REGISTERED PROPRIETOR

Estate Fee Simple  
Joint Proprietors  
DESMOND JOHN MURPHY  
LINDA MURPHY both of RMB 5023A COBRAM 3644  
AC070436C 16/05/2003

STRATHBOGIE SHIRE COUNCIL  
Euroa Office

### ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

### DIAGRAM LOCATION

SEE PS326242H FOR FURTHER DETAILS AND BOUNDARIES

END OF CERTIFICATE

**SHEPPARTON**  
124-126 Fryers Street  
PO Box 1083 Shepparton 3632  
DX 63012 Shepparton  
**Telephone: (03) 5821 9544**  
Facsimile: (03) 5831 6075  
Email: info@riordanlawyers.com.au

Reply to: Shepparton  
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Email: smk@riordanlawyers.com.au

20 May 2003

Mr DJ & Mrs L Murphy  
RMB 5023A  
COBRAM 3644

**MELBOURNE**  
570 Lonsdale Street  
PO Box 13125 Melbourne 8010  
DX 38220 Flagstaff  
**Telephone: (03) 9642 5588**  
Facsimile: (03) 9642 5577  
Email: info@riordanlawyers.com.au

Dear Mr and Mrs Bowden

**Purchase from Francis**  
**Property: Lot 3 Goulburn Valley Highway, Arcadia**

**STRATHBOGIE SHIRE COUNCIL**  
Euroa Office

We advise that the certificate of title has now issued registered in your name. The title reference is Certificate of Title Volume 10259 Folio 425. We enclose a copy for your records.

We have placed the duplicate title in our strongroom for safe custody pending your further instructions.

Yours faithfully  
**RIORDAN & PARTNERS**



**SARAH KEANE**

Enc: