

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 1 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,586.64 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 1, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 2 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 2, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 3 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 3, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 4 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 4, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 5 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 5, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 6 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 6, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 7 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 7, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 8 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,544.64 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 8, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 9 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,586.64 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 9, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 10 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 10, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 11 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 11, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 12 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 12, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 13 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(13) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 13, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 14 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 14, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 15 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,513.57 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 15, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 16 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,544.64 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 16, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 17 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,143.51 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 17, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 18 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,242.74 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 18, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 19 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,139.93 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 19, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 20 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(20)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,242.74 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 20, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 21 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(21) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,468.81 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 21, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 22 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(2)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,242.74 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 22, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 23 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(23)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,139.93 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 23, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 24 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(2A) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,242.74 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 24, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 25 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(25)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,156.69 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 25, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 26 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(26)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,156.69 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 26, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 27 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(2)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,139.93 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 27, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 28 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(28)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,139.93 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 28, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 29 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(29)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,242.74 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 29, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 30 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(30) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,143.51 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 30, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 31 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$948.20 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 31, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 32 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(32)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 32, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 33 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 33, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 34 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3A) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 34, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 35 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 35, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 36 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(36) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 36, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 37 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 37, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 38 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(38) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 38, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 39 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 39, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 40 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(40) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 40, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 41 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$950.76 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 41, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 42 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(42)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$950.76 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 42, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 43 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(43) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 43, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 44 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(4)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 44, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 45 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(45) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 45, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 46 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 46, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 47 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$932.87 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 47, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 48 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(48)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$876.15 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 48, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 49 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$948.20 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 49, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 50 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(50) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,230.99 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 50, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 51 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 51, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 52 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(52)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 52, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 53 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(5)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 53, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 54 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(54)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 54, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 55 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(5)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 55, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 56 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(56)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 56, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 57 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(57)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 57, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 58 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(58)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 58, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 59 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(5)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,203.60 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 59, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 60 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,230.99 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 60, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 61 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 61, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 62 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(2)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 62, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 63 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(3) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 63, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 64 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(6A) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 64, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 65 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 65, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 66 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,188.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 66, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 67 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,203.60 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 67, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 68 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(68) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,122.45 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 68, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 69 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 69, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 70 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 70, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 71 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 71, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 72 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(2)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 72, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 73 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(73)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 73, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 74 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(74)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 74, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 75 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(75)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 75, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 76 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 76, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 77 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(77)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,160.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 77, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 78 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(78)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,122.45 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 78, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 79 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(79)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 79, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 80 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 80, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 81 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 81, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 82 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(2)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 82, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 83 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(83) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 83, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 84 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(84) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 84, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 85 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(85)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 85, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 86 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 86, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 87 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,104.67 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 87, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.

Pre-Contract Disclosure Statement - Section 146, Unit Titles Act 2010
Body Corporate Number: TBA
Unit Plan: To Be Deposited
Unit Details: Principal Unit 88 , 10 Rankin Ave, New Lynn, Auckland

1. Pre-Contract Disclosure Statement

This pre-contract disclosure statement is provided to prospective buyers of the property in accordance with section 146(8)(1) of the Unit Titles Act 2010.

2. General Information

Unit Title Property Ownership: A unit title development is an area of land and buildings that has been subdivided into two or more units, such as apartments, and often includes common property shared by the unit owners. Each unit owner in the development will own the principal unit and may also own one or more accessory units, for example a carpark, private garden, garage or storage space.

Unit Plan: When a unit title is developed, the developer deposits a unit plan with Land Information New Zealand. The unit plan shows the principal units as well as any accessory units and common property in the development. It is the accurate record of all boundaries of the units, and the common property.

Ownership and Utility Interests: An ownership interest is a number that reflects the relative value of each unit to the other units in the development. The ownership interest is set by a registered valuer and is used to determine a range of matters including the unit owners beneficial interest in the common property, the extent of each owner's liability if the body corporate is sued or sues someone else and the unit owner's share in the underlying land if the unit plan is cancelled. A utility interest is, by default, the same as the ownership interest, but the body corporate can decide to change the calculation of the utility interest if, for example, the body corporate decides that it is fairer for all unit owners to contribute an equal amount and can change their utility interests accordingly. The utility interest is used to calculate how much each owner contributes to operational costs of the body corporate.

Body Corporate Operational Rules: The body corporate operational rules help the body corporate govern the unit title development. All unit owners, occupiers, tenants and the body corporate must follow the body corporate operational rules that apply to the development. Default body corporate operational rules are provided for in the Unit Title Regulations 2011 ("Regulations"), but a body corporate can revoke, amend or add to the default rules by ordinary resolution.

Pre-Settlement Disclosure: The seller must provide the buyer with a pre-settlement disclosure statement prior to settlement. The pre-settlement disclosure statement will include information regarding the unit, including the contribution levied by the body corporate in respect of the unit, the manner of payment of the levy, whether the levy has been paid, whether there are any metered charges due to the body corporate which are unpaid and other matters set out in the Regulations.

Additional Disclosure: The buyer may request the seller to provide an additional disclosure statement, which must provide certain further information regarding the body corporate, including the contact details for the body corporate, the balance of every fund or bank account held by the body corporate, details of expenses, insurance, long term maintenance plan and other matters set out in the Regulations.

Computer Register: Each principal unit will be issued with a computer register (otherwise known as a certificate of title) for the unit and any accessory units associated with it. The computer register will, upon settlement, be transferred into the name of the buyer.

Land Information Memorandum: A land information memorandum (also known as a LIM) is a report prepared by council which provides a summary of property information including, for example, matters relating to building, plumbing and resource consents, information regarding rates owing in relation to the land, information on private and public stormwater and sewage drains, details of operative and proposed zoning, information in relation to special land features and other information.

Easements and Covenants: Easements and covenants are documents which may be registered against the computer register for the unit or against the common property. Easements generally confer rights upon one party to use part of another property for the purposes of, for example, a right of way or right to lay cables or pipes through that land for the benefit of other land. Covenants generally impose obligations on an owner to do or to refrain from doing certain things within the unit or the land.

Further information about the matters set out above can be obtained from

- Your lawyer;
- The booklet issued by the Department of Building and Housing and titled “Quick Guide to Unit Title Developments (March 2011)” – www.dbh.govt.nz (click on “Publications”, then “Unit Titles”)

3. Information about the unit

4. The amount of the contribution levied by the body corporate under Section 121 of the Unit Titles Act 2010 in respect of the unit is estimated to be \$1,160.78 incl gst. The total amount levied to the body corporate is estimated to be \$103,250 incl gst.
5. The period covered by the contribution in paragraph 4 will be for 12 months and the financial year end will be the first day of the month preceding settlement of the first unit.
6. The body corporate proposes to carry out the following maintenance on the unit title development in the next 12 months preceding settlement of the first unit.
 - a. Repairs and maintenance in accordance with the proposed budget attached. Costs to be met by the contribution levied and noted in paragraph 4 above.
7. The body corporate has not yet established a bank account but this will be established just prior to the settlement of the first unit.

8. Under Section 148 of the Unit Titles Act 2010, a buyer may request an additional disclosure statement before the settlement of an agreement for sale and purchase of a unit. The buyer must pay to the seller all reasonable costs incurred by the seller in providing the additional disclosure statement.

The estimated cost of providing an additional disclosure statement is \$450 + GST.
(Plus any disbursements)

9. The unit or the common property is not currently, and has never been, the subject of a claim under the Weathertight Homes Resolution Services Act 2006 or any other civil proceedings relating to water penetration of the buildings in the unit title development.

Date: _____

Signed: _____

The Seller or Sellers Agent
Unit 88, 10 Rankin Ave, New Lynn, Auckland

Property Administrator:
Barfoot & Thompson Body Corporate, PO Box 45 315, Te Atatu, Auckland 0651
ph 09 8892324, bodycorporate@barfoot.co.nz

This disclosure statement is given strictly in accordance with section 146 of the Unit Titles Act 2010 and the Unit Title Regulations 2011. Information provided in this statement has been provided by Barfoot & Thompson Body Corporate at the request of the Seller of the Unit, and the Seller of the Unit is responsible for ensuring the accuracy of the information contained in this statement. While all care has been taken by Barfoot & Thompson Body Corporate to ensure the accuracy of the information provided in this statement, Barfoot & Thompson Body Corporate accepts no liability or responsibility for any inaccuracies or incorrect information contained herein. Any liability arising in any way from this statement is disclaimed by Barfoot & Thompson Body Corporate.