

Pastoral Management Pty Ltd

A.B.N. 71 124 021 512



CITIC PACIFIC
MINING

CPM Ref: DR031604

Prepared by: Justin Cvitan

5 September 2013

ATT: Chris Adams (CEO Shire of Roebourne)

Chris.Adams@roebourne.wa.gov.au

Shire of Roebourne
PO Box 219
KARRATHA WA 6714

Dear Mr Adams

RATE NOTICE ASSESSMENT A90216

We refer to the Rate Notice Assessment Number A90216 (**Rate Notice**) (Attachment 1).

The Rate Notice was issued to Pastoral Management Pty Ltd (**PMPL**) on 15 August 2013. The description of the rated land in the Rate Notice is "North West Coastal Highway Mardie" also described as "263" (**Relevant Land**).

PMPL is the holder of a Crown leasehold interest in Lot 263 on Deposited Plan 220164, and has separately received Assessment No. 5173 (dated 22 July 2013) in relation to that land (commonly known as **Mardie Pastoral Lease**).

It is unclear from the Rate Notice whether the Relevant Land, as referenced in the Rate Notice, is the entirety of the Mardie Pastoral Lease or part thereof.

The total amount of rates payable for the Relevant Land, as stated in the Rate Notice, has been calculated on the bases that:

- the Relevant Land is within the "Transient Workforce" rating category (we assume this is a reference to the "transient workforce accommodation" differential rating category); and
- the value of the Relevant Land, determined in accordance with the Gross Rental Value (**GRV**) methodology, is \$12,008,880.

We confirm that PMPL objects to the Shire's rate record for the Relevant Land pursuant to section 6.76(1)(b) of the *Local Government Act 1995 (WA)* (**LGA**). The facts and circumstances in support of PMPL's objection are stated below.

Grounds of Objection

Section 6.76 of the LGA states as follows:

(1) A person may, in accordance with this section, object to the rate record of a local government on the ground –

.....

(b) if the local government imposes a differential general rate, that the characteristics of the land recorded in the rate record as the basis for imposing that rate should be deleted and other characteristics substituted.

PMPL objects to the Shire's rate record on the basis that the record erroneously designates all or part of the Mardie Pastoral Lease within the "transient workforce accommodation" differential rating category.

Attachment 2 is Title Search of Lot 263 which shows that Lot 263, being the Mardie Pastoral Lease, is held by PMPL as Crown lessee and is properly described as Pastoral Lease CL453/198.

Attachment 3 is a copy of Pastoral Lease CL453/198 and cancelled Pastoral Lease 298/1970 (which contains the relevant conditions which bind PMPL as lessee). You will note that neither Pastoral Leases provide for or otherwise authorise the construction or operation of temporary workforce accommodation within the lease area.

The Mardie Pastoral Lease is governed by the *Land Administration Act 1997 (WA) (LAA)* which states at section 106(1) that:

A pastoral lessee must not use land under the pastoral lease for purposes other than pastoral purposes except in accordance with a permit issued under Division 5.

"Pastoral Purposes" is defined at section 93 of the LAA as:

- (a) the commercial grazing of authorised stock; and*
- (b) agricultural, horticultural or other supplementary uses of land inseparable from, essential to, or normally carried out in conjunction with the grazing of authorised stock, including the production of stock feed; and*
- (c) activities ancillary to the activities mentioned in paragraphs (a) and (b).*

It is clear that the construction and operation of temporary workforce accommodation is not authorised under the Mardie Pastoral Lease (or its conditions) and is not a "pastoral purpose" authorised under the LAA.

The Shire's approach, in levying rates on PMPL as holder of a pastoral lease on the basis of the GRV methodology, is inconsistent with the Minutes of the Ordinary Council Meeting dated 18 March 2013 where the Shire unanimously voted in favour of applying "unimproved value" methodology to pastoral activities.

Amendment to Rate Record

Based on the above information, we request that the Shire allow PMPL's objection and amend its rate record pursuant to section 6.39 of the LGA to properly reflect that the only activities permitted by on the Relevant Land are the "pastoral activities" authorised under the Mardie Pastoral Lease and the LAA. The appropriate differential rating category for the Relevant Land is "Pastoral", consistent with Rate Notice A5173.

Further, to the extent the Shire proposes to levy PMPL with rates in relation to all or part of the Mardie Pastoral Lease, it should ensure that the rates levied in accordance with Rate Notice A5173 (which levies rates based on the unimproved value of the entirety of Lot 263) are concurrently reassessed to avoid "double-dipping".

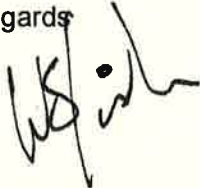
For the avoidance of doubt, PMPL confirms that the construction and operation of "temporary workforce accommodation" on the Relevant Land is undertaken pursuant to rights that accrue under General Purpose Lease G08/75 (GPL) held by PMPL under the *Mining Act 1978* (WA). As you are aware, the Shire has separately levied rates in relation to the GPL under Rate Notice A88151 dated 22 July 2013.

Accordingly, any proposal by the Shire to levy rates in relation to "temporary workforce accommodation" within the GPL would give rise to further "double-dipping" and would necessitate a reassessment of Rate Notice A88151.

As it presently stands, there is an overlap in the rates levied in the Rate Notice, Rate Notice A5173 (which applies to the Mardie Pastoral Lease) and Rate Notice A88151 (which applies to the GPL) insofar as the value stated in each of the rate notices includes the area the subject of the temporary workforce accommodation.

If you have any queries please contact Justin Cvitan, Manager Approvals, on 9226 8544 or email Justin.Cvitan@citicpacificmining.com.

Regards



WARREN FISH
Executive Director, HSE & Corporate Logistics
CITIC Pacific Mining
(Authorised representative of Pastoral Management Pty Ltd)

ENC Rate Notice A90216 (Attachment 1)
Title Search of Lot 263 (Attachment 2)
Pastoral Lease CL453/198 & cancelled Pastoral Lease 298/1970 (Attachment 3)



shire of
ROEBOURNE
Karratha

SHIRE OF ROEBOURNE

WELCOME ROAD, KARRATHA, W.A. 6714
P.O. BOX 219, KARRATHA, W.A. 6714
Telephone: (08) 9186 8555 Facsimile: (08) 9185 1626
www.roebourne.wa.gov.au

TAX INVOICE

ABN: 83 812 049 708

Powerhouse of the Pilbara

OFFICE HOURS: 9.00 am - 4.00 pm Mon/Tues/Wed/Fri. 9.00 am - 5.00 pm Thurs.

RATE NOTICE

FINANCIAL YEAR

1 JULY 2013 TO 30 JUNE 2014

Chief Executive Officer

C Adams

SHOULD THE
NAME OR ADDRESS
SHOWN BE
INCORRECT
PLEASE ADVISE
COUNCIL IN
WRITING.

PASTORAL MANAGEMENT PTY LTD

Approvals Mgr - Justin Cvitan

Citic Pacific Mining Management P/

Gpo Box 2732

PERTH WA 6001

RECEIVED
24 AUG 2013
BY:

ASSESSMENT
NUMBER

A90216

DUE DATE

19.09.2013

Date of Issue

15.08.2013

Ward

ROEBOURNE/PASTORAL

Valuation

\$12,008,880.00- GRV

Rating Category

TRANSIENT WORKFORCE

Late Payment Interest

11.0000

Zoning

Land Status

GRV

Minimum Payment

\$1,300.00

DESCRIPTION OF RATED LAND

NORTH WEST COASTAL HIGHWAY MARDIE

263

DETAILS	RATE IN \$ or CHARGE/SERVICE	CURRENT	ARREARS	TOTAL
Rates	11.0892	\$1,331,688.72		\$1,331,688.72
--ESL	0.0000	\$60.00		\$60.00
GST is nil				

SEE OVER FOR IMPORTANT INFORMATION

Please see over/attached for additional information and default consequences.

TOTAL
AMOUNT

\$1,331,748.72

PAYMENT OPTIONS

NOTE: Payments not received by the due date may incur daily interest as per the rate above.

OPTION No.	PAYMENTS	DUE DATES	AMOUNTS
1 ONE PAYMENT NO COST	\$1,331,748.72	19.09.2013	\$1,331,748.72
2 TWO INSTALMENTS OPTION COST \$0.00	1ST INST \$0.00 2ND INST \$0.00 TOTAL \$0.00	19.09.2013	\$0.00
3 FOUR INSTALMENTS OPTION COST \$0.00	1ST INST \$0.00 2ND INST \$0.00 3RD INST \$0.00 4TH INST \$0.00 TOTAL \$0.00	19.09.2013	\$0.00

POSTAL REMITTANCES: NO RECEIPT WILL BE ISSUED UNLESS -

(1) THIS BOX IS TICKED ☐ AND (2) THE NOTICE IS RETURNED INTACT WITH REMITTANCE.

PAYMENT SLIP/OFFICE COPY

ASSESSMENT No:

A90216

NAME:

PASTORAL MANAGEMENT PTY LTD

PROPERTY ADDRESS:

NORTH WEST COASTAL HIGHWAY MARDIE

I/We elect to pay by (please tick box)

Signed: _____

Electronic Payment Reference

Ref No.

1000902163

Minimum amount: \$20



OPTION 1

\$1,331,748.72



OPTION 2

\$0.00



OPTION 3

\$0.00

PAYMENT METHODS

See overleaf for further details.

WESTERN



AUSTRALIA

REGISTER NUMBER	
263/DP220164	
DUPLICATE EDITION	DATE DUPLICATE ISSUED
N/A	N/A

RECORD OF CERTIFICATE
OF
CROWN LAND TITLE

VOLUME
LR3103

FOLIO
791

UNDER THE TRANSFER OF LAND ACT 1893
AND THE LAND ADMINISTRATION ACT 1997

NO DUPLICATE CREATED

The undermentioned land is Crown land in the name of the STATE of WESTERN AUSTRALIA, subject to the interests and Status Orders shown in the first schedule which are in turn subject to the limitations, interests, encumbrances and notifications shown in the second schedule.

RG Roberts

REGISTRAR OF TITLES



LAND DESCRIPTION:

LOT 263 ON DEPOSITED PLAN 220164

STATUS ORDER AND PRIMARY INTEREST HOLDER:
(FIRST SCHEDULE)

STATUS ORDER/INTEREST: LEASEHOLD

PRIMARY INTEREST HOLDER: PASTORAL MANAGEMENT PTY LTD OF LEVEL 10, 30 THE ESPLANADE,
PERTH

(TL K299295) REGISTERED 8 AUGUST 2007

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

1. PASTORAL LEASE CL453/1984. SUBJECT TO THE TERMS AND CONDITIONS AS SET OUT IN THE SAID LEASE.
H244010 TRANSFER OF LEASE . ON CL453/1984. REGISTERED 7.10.1999.
K299295 TRANSFER OF LEASE . ON CL453/1984 REGISTERED 8.8.2007.
K787515 SURRENDER OF LEASE CL453/1984 AS TO THE PORTION COMPRISED IN DEPOSITED PLANS 61845 AND 40454 ONLY REGISTERED 1.12.2008.
2. E198379 EASEMENT TO THE STATE ENERGY COMMISSION OF WESTERN AUSTRALIA AND SEE DEPOSITED PLAN 215600. REGISTERED 25.9.1989.
H591203 SUNDRY. THE GRANTEE OF TRANSFER E198379 IS NOW THE DBNGP LAND ACCESS MINISTER PURSUANT TO THE DAMPIER TO BUNBURY PIPELINE ACT 1997. REGISTERED 6.11.2000.
3. E367403 EASEMENT TO THE STATE ENERGY COMMISSION OF WESTERN AUSTRALIA AND SEE DEPOSITED PLANS 244005 TO 244007. REGISTERED 24.5.1990.
H591203 SUNDRY. THE GRANTEE OF TRANSFER E367403 IS NOW THE DBNGP LAND ACCESS MINISTER PURSUANT TO THE DAMPIER TO BUNBURY PIPELINE ACT 1997. REGISTERED 6.11.2000.
4. H591203 SUNDRY. PORTION OF THE LAND HEREIN IS WITHIN THE DBNGP CORRIDOR PURSUANT TO THE DAMPIER TO BUNBURY PIPELINE ACT 1997. SEE DEPOSITED PLAN 215503, 215504 AND 215600. REGISTERED 6.11.2000.
5. H833123 PORTION COMPRISED IN DEPOSITED PLAN 219913 TO VOL 3115 FOL 270. REGISTERED 7.8.2001.

END OF PAGE 1 - CONTINUED OVER

ORIGINAL CERTIFICATE OF CROWN LAND TITLE

REGISTER NUMBER: 263/DP220164

VOLUME/FOLIO: LR3103-791

PAGE 2

6. I209639 SUNDRY. PORTION OF THE LAND HEREIN IS WITHIN THE DBNGP CORRIDOR PURSUANT TO THE DAMPIER TO BUNBURY PIPELINE ACT 1997. SEE DEPOSITED PLAN 220813, 220814 AND 220815. REGISTERED 20.8.2002.
7. I209640 TAKING ORDER. THE DESIGNATED PURPOSE OF THE INTEREST TAKEN IS STATE CORRIDOR RIGHTS TO THE DBNGP LAND ACCESS MINISTER UNDER THE PROVISIONS OF THE DAMPIER TO BUNBURY PIPELINE ACT 1997. AS TO THE PORTION SHOWN ON DEPOSITED PLAN 215503, 215504, 215600, 220813, 220814 AND 220815 ONLY. REGISTERED 20.8.2002.
8. J114933 PORTION COMPRISED IN LOT 660 ON DP30489 TO VOL. 3127 FOL. 294. REGISTERED 10.12.2004.
9. K623194 PORTION COMPRISED IN LOT 5003 ON DP53412 TO VOL.3154 FOL.223, LOT 5005 ON DP53412 TO VOL.3154 FOL.225, LOT 5006 ON DP53412 TO VOL.3154 FOL.226 & LOT 5007 ON DP53412 TO VOL.3154 FOL.227 REGISTERED 12.6.2008.
10. K787516 PORTION COMPRISED IN LOT 390 ON DP40454 TO VOL 3156 FOL 103 AND LOTS 388 AND 389 ON DP61845 TO VOL 3156 FOL'S 104 AND 105 REGISTERED 1.12.2008.

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

-----END OF CERTIFICATE OF CROWN LAND TITLE-----

STATEMENTS:

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

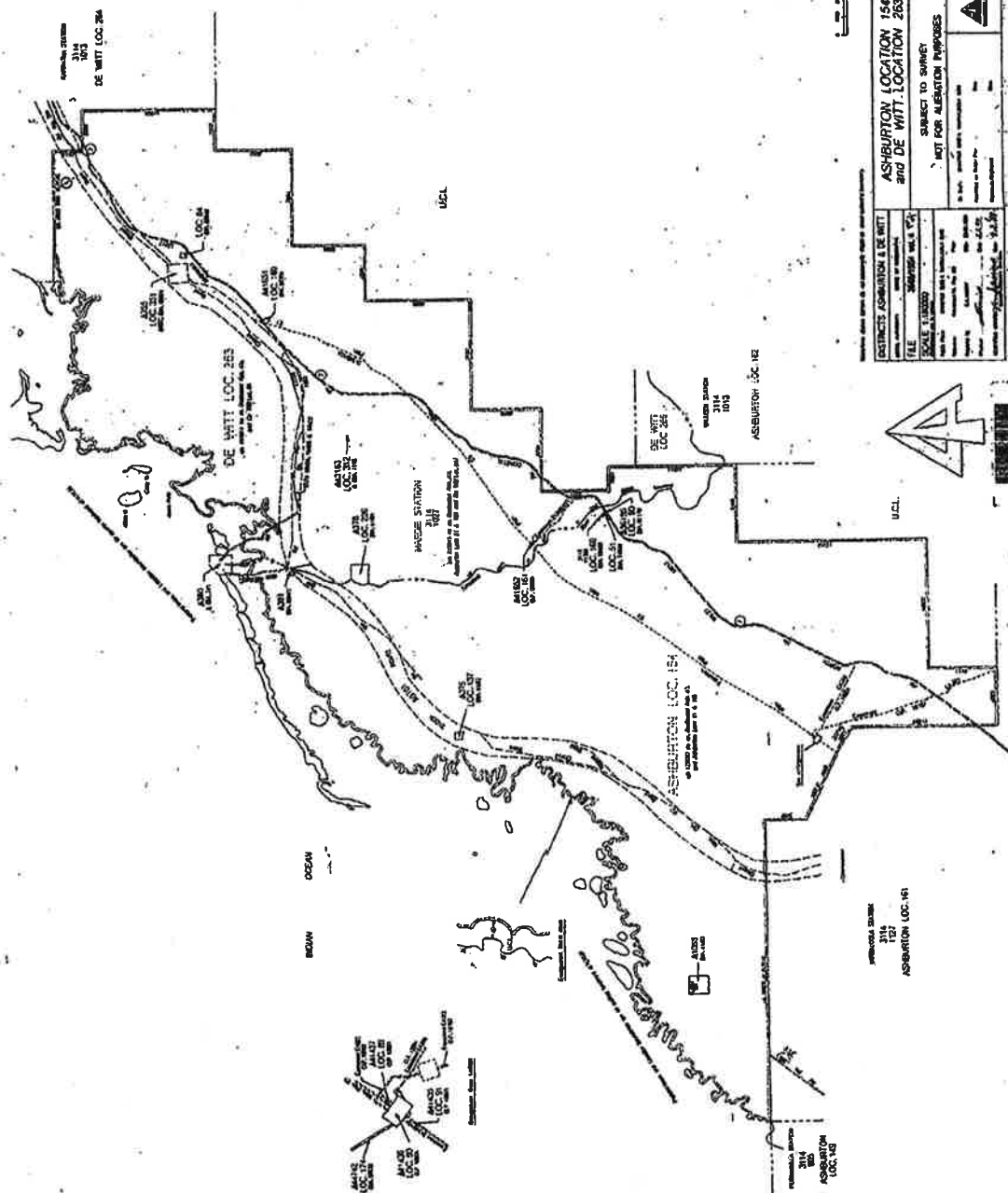
SKETCH OF LAND: DP220164 [SHEET 1].
PREVIOUS TITLE: LR3079-875.
PROPERTY STREET ADDRESS: NO STREET ADDRESS INFORMATION AVAILABLE.
LOCAL GOVERNMENT AREA: SHIRE OF ROEBOURNE.
RESPONSIBLE AGENCY: DEPARTMENT OF REGIONAL DEVELOPMENT AND LANDS (SLSD).

NOTE 1: A000001A SUBJECT TO SURVEY - NOT FOR ALIENATION PURPOSES
NOTE 2: LAND PARCEL IDENTIFIER OF DE WITT LOCATION 263 ON SUPERSEDED PAPER CERTIFICATE OF CROWN LAND TITLE CHANGED TO LOT 263 ON DEPOSITED PLAN 220164 ON 06-JAN-05 TO ENABLE ISSUE OF A DIGITAL CERTIFICATE OF TITLE.
NOTE 3: THE ABOVE NOTE MAY NOT BE SHOWN ON THE SUPERSEDED PAPER CERTIFICATE OF TITLE.
NOTE 4: K473208 CORRESPONDENCE FILE 50842-2006-01RO
NOTE 5: K483964 DEPOSITED PLAN (INTEREST ONLY) 53484 LODGED
NOTE 6: K932109 DEPOSITED PLAN (INTEREST ONLY) 59564 LODGED

DP 220164

ASSESSMENTS	
1. TITLE SHEET	2. MAP SHEET
3. LOCATION MAP	4. INDEX MAP
5. LEGEND	6. SCALE
7. NOTES	8. APPENDICES

LAND ADMINISTRATION ACT MISCELLANEOUS PLAN 20184	
DISTRICTS ASHBURTON & DE WITT	
ASHBURTON LOCATION 154 AND DE WITT LOCATION 263	
SUBJECT TO SURVEY NOT FOR ALLOCATION PURPOSES	
SCALE 1:10000	
DATE 1974	
DRAWN BY 1014	
CHECKED BY 1014	
APPROVED BY 1014	
DATE 1974	



47719/9/73~200

WESTERN



AUSTRALIA

CROWN LEASE

No. 453/1984

Application C923961

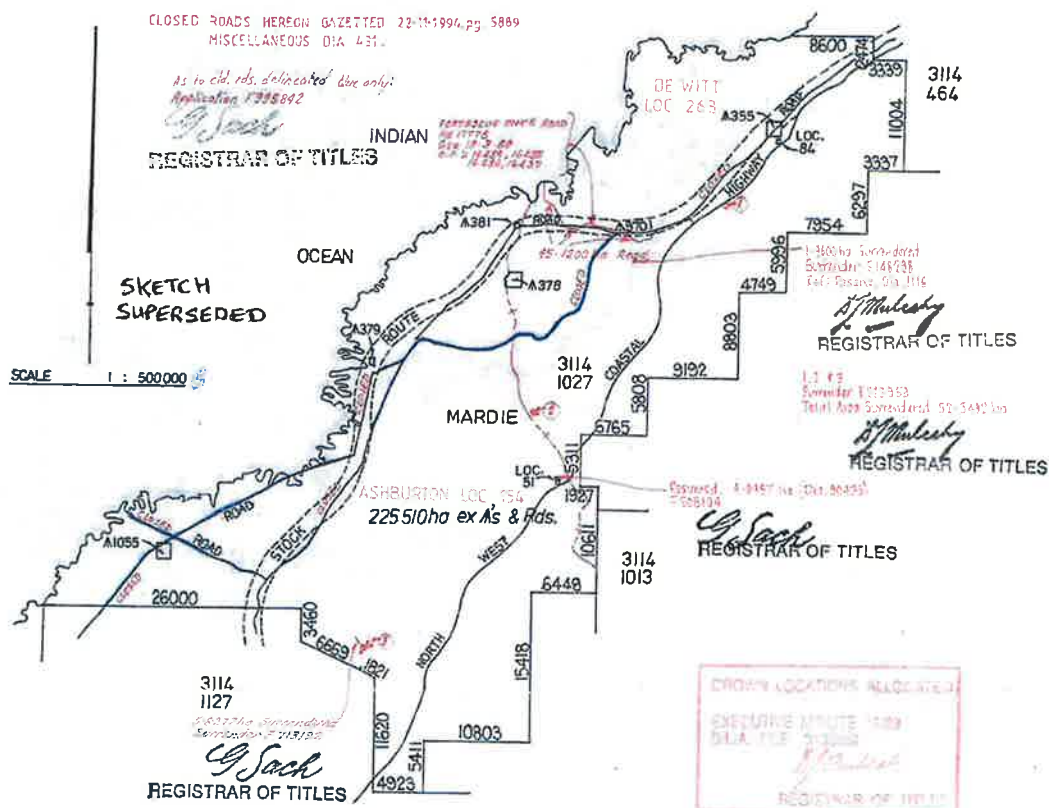
Certificate of Title

Under the Transfer of Land Act 1883 and Amendments

LEASEHOLD LAND

Under the Transfer of Land Act 1893 and Amendments

Chininara Pty. Ltd., of care of Mardie Station, Karratha is
 now the proprietor of an estate in leasehold for ⁴⁴ years 6 months and 11 days ~~years~~ from the twenty first
 day of December one thousand nine hundred and seventy ----- subject to the
 easements and encumbrances notified hereunder in the natural surface ~~and to such as is below~~
~~the natural surface to a depth of~~ of all that piece of land delineated and
 coloured green on the map hereon containing 225,510 hectares ~~and being Ashburton Location 154 and~~
~~De Witt~~ ~~in the district of Ashburton and~~
~~De Witt~~ ~~Location 263~~

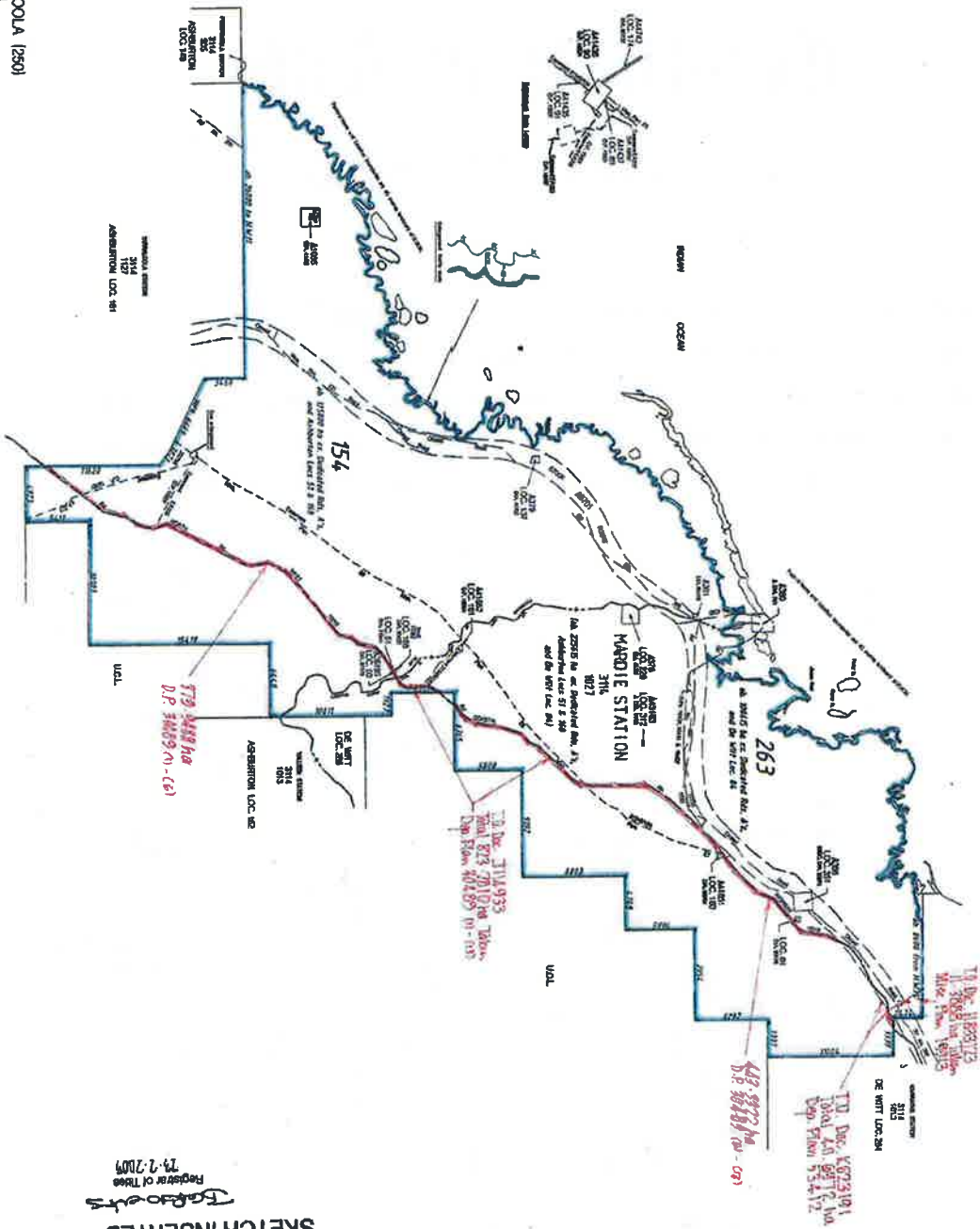


This land is held subject to the provisions of Section 114 of the Land Act 1933 and the Conditions as disclosed in Crown Lease No. 298/1970.

Dated the 19th **day of** December **One thousand nine hundred and eighty four.**

A. J. Smyth
Registrar of Titles.

SCALE 1:400 000
P.P. DAMPIER (250) & YARRALOOA (250)
Deposited Plan 220164



SKETCH INSERTED
T. J. J. J. J.
19-2-2009

Mortgage C923963 to Beryl Wanda Backman of Carine Gardens, 234 Balcatta Road, Gwelup, Home Duties. Registered 19th December 1984 at 9.13

DISCHARGED



Discharge D246230 of Mortgage C923963. Registered 9th May 1986 at 11.52 o'clock.



Mortgage D246231 to Elders Rural Finance Ltd. Registered 9th May 1986 at 11.52 o'clock.

DISCHARGED



Corr 8/1987. Schedule 577 As from the first day of January 1987 the total half yearly rental required to be paid by the within lessee shall be increased to \$673.42.



Corr. 2/88 Schedule 21. The area of the within lease has been amended to 225465 ha and the half yearly rental to \$673.28.



As to the portions coloured green on the map in Discharge E223958 only:

Discharge E223958 of Mortgage D46231. Registered 31st October, 1989 at 14.51 hrs.



Surrender E223959. Portion of the within Lease (52.3492 ha) is now surrendered to Her Majesty Queen Elizabeth the Second. Registered 31st October 1989 at 14.51 hrs.



Transfer E198381. The right to enter upon the portion of the within land comprised in Land Administration Plan 15601 to construct, use and maintain a pipeline for the carriage of natural or other gas as set out in Transfer E198381 is granted to The State Energy Commission of Western Australia. Registered 25th September, 1989 at 13.39 hrs.



Transfer E198379. The right to enter upon the portion of the within land comprised in Land Administration Plan 15600 to construct, use and maintain a pipeline for the carriage of natural or other gas as set out in Transfer E198379 is granted to The State Energy Commission of Western Australia. Registered 25th September, 1989 at 13.39 hrs.



Abolition Location 188 and D.M.H. Location 222

Maximum area assigned to county, etc. words, all have designations and are to be used as follows:

Enclosing 188/89 D.L.A. Plan 188/89

Date: 10/10/89

[Signature]

Transfer E367403. The right to enter upon the portion of the within land coloured grey and comprised in Land Administration Miscellaneous Plans E5, E6 and E7 to construct use and maintain a pipeline for the carriage of natural or other gas as set out in the said transfer is granted to The State Energy Commission of Western Australia. Registered 24th May, 1990 at 15.11 hrs.



As to the portion of the within lease marked 'A' on the map in the margin only:

Discharge F148287 of Mortgage D246231. Registered 29th March, 1993 at 11.14 hrs.

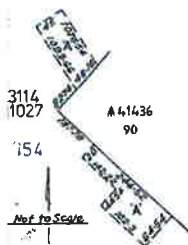


Surrender F148288. Portion of the within lease (1.9600 hectares) is now Surrendered to Her Majesty Queen Elizabeth the Second. Registered 29.3.93 at 11.14 hrs.



PUBLIC WORKS ACT, 1902-1953
 Gaz. 1.6.33... plan: Dm. 30433...
 Portion resumed and vested in
 Her Majesty
G. Sach
 F208104 Registrar of Titles

Cont. 3666/3643 Schedule 582
 This area of the within lease has been amended to
 about 225401 ha ex Rd. A's & B's and the half
 yearly rental to \$673.10.
G. Sach
 F143788 / F208104 Registrar of Titles.



As to the portion of the within lease marked 'A' on the map in the margin only:

Discharge F713191 of Mortgage D246231. Registered 27th October 1994 at 11.15 hrs.



Surrender F713192. Portion of the within Lease (5.8277 hectares) Marked 'A' on the map in the margin is now surrendered to Her Majesty Queen Elizabeth the Second. Registered 27th October 1994 at 11.15 hrs.

Surrender F713192. The area of the within lease is now reduced to about 225401 hectares and the half yearly rental to \$673.08.



Mortgage F718137 to Elders Ltd. Registered 1st November 1994 at 12.03 hrs.

DISCHARGED



Sundry F924685 Easement resumed and vested in Her Majesty by Government Gazette 4.7.95 and shown on Land Administration Plan 18767. Registered 10th July 1995 at 15.30 hrs.



Notification/F931458. Pursuant to Section 26(1) of the Goldfield Gas Pipeline Agreement Act of 1994 the Grantees of Easement F924685 are now Wesminco Oil Pty Ltd, Normandy Pipelines Pty Ltd and Pilbara Energy Pty Ltd Lodged 19.7.1995 at 9.35 hrs.



Application
 Gov. F945842 Roads No. Closed by Gaz. 22.11.94. (Area. 214 ha)
 is now included (Land Act 1933-1953) and the area of the within lease
 amended to. 225,615 ha
 + the half yearly rental to \$673.72.
G. Sach
 Registrar of Titles.



Sundry G205196. Easement deviation resumed and vested in Her Majesty by Government Gazette 14.6.96 and shown on Land Administration Plan 19092. Registered 19th June, 1996 at 9.34 hrs.



Notification G279072. Pursuant to Section 26(1) of the Goldfields Gas Pipeline Agreement Act of 1994 the Grantees of the Easement Deviation G205196 are now Wesminco Oil Pty Ltd; Normandy Pipelines Pty Ltd; and Pilbara Energy Pty Ltd. Registered 12th September, 1996 at 12.25 hrs.

Lodged
G. Sach
 Registrar of Titles



Sundry G449669. Notice of Intention to Resume. Registered 21st March, 1997 at 15.30 hrs.



EASEMENT G875450. The right to enter upon the portion of Ashburton Location 154 marked Easement EA282 on Land Administration Miscellaneous E Plan 101 for the purpose of Constructing, operating and maintaining a pipeline for the conveyance of petroleum over the said land as set out in Easement G875450 is granted to Apache Northwest Pty Ltd; Apache Harriet Pty Ltd; Apache Varanus Pty Ltd; Hardy Petroleum Ltd; New World Oil and Developments Pty Ltd; Novus UK (HARRIET) Ltd; Tap (Harriet) Pty Ltd; and Kufpec Australia Pty Ltd. as tenants in common. Registered 13th August, 1998 at 12.52 hrs.



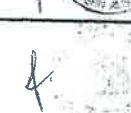
TRANSFER G915855 of Mortgage D246231 to DEREL ERF LIMITED. Registered 1st October, 1998 at 12.13 hrs.



Discharge H244008 of Mortgage D246231. Registered 7th October 1999 at 8.34 hrs.



Discharge H244009 of Mortgage F718137. Registered 7th October 1999 at 8.34 hrs.



Transfer H244010 to Fourseasons Corporation Pty Ltd. of Post Office Box 18, Cervantes. Registered 7th October 1999 at 8.34 hrs.



Transfer K299295 to Pastoral Management Pty Ltd of Level 10, 30 the Esplanade, Perth. Registered 8th August 2007 at 15.48 hrs.



Notification G999951. Pursuant to Section 26(1) of the Goldfield Gas Pipeline Agreement Act of 1994 the Grantees of Easement F924685 are now Southern Cross Pipelines Australia Pty Ltd, Normandy Pipelines Pty Ltd and Pilbara Energy Pty Ltd. Lodged 12.1.1999 at 16.19 hrs.



Notification H126352. Pursuant to Section 26(1) of the Goldfield Gas Pipeline Agreement Act of 1994 the Grantees of Easement F924685 are now Southern Cross Pipelines Australia Pty Ltd, Southern Cross Pipelines (NPL) Australia Pty Ltd and Duke Energy WA Power Pty Ltd. Lodged 2.6.1999 at 11.42 hrs.



Corr. 3666/964 Vol. 5 Schedule 60. The area of the within lease has been amended to abt 224781 ha and the half yearly rental to \$2667.51.



Application K623194. Portions comprised in Lot 5003 on DP53412 to Vol. 3154 Fol. 223, Lot 5005 on DP53412 to Vol. 3154 Fol. 225, Lot 5006 on DP53412 to Vol. 3154 Fol. 226 and Lot 5007 on DP53412 to Vol. 3154 Fol. 227. Registered 12th June, 2008 at 11.31 hrs.

Registrar of Titles.

Corr. 3666/964 Vol. 6 Schedule 47 (Doc. K623191). The area of the within lease has been amended to abt 224740 ha and the half yearly rental to \$2666.80.

Registrar of Titles.

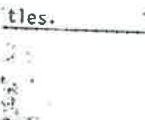
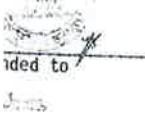
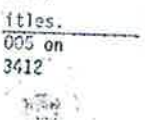
Surrender K787515. As to portions comprised in Deposited Plans 61845 and 40454 only. Registered 1st December, 2008 at 14.20 hrs.



Application K787516. Portions comprised in Lots 388 and 389 on DP61845 to Vol. 3156 Fol's.
104 and 105 and Lot 390 on DP40454 to Vol. 3156 Fol. 103.
Registered 1st December, 2008 at 14.20 hrs.



asement EA282
g and
asement
y Ltd;
(Harriet)
3



NOTE.—All dealings with this Lease must be in the forms prescribed under the Transfer of Land Act, 1933-1950

REGISTRATION FEE PAID

C.L. No. 298 / 1970

Lease No.

314

WESTERN

1027



AUSTRALIA

CANCELLED

PASTORAL LEASE

CANCELLED

(Under Section 114 of the Land Act, 1933, and Amendments)

THIS LEASE IS ISSUED IN LIEU OF PASTORAL LEASE NO. 398/484 (C.L. Not Issued) 314/645 (C.L. 106/69)

NORTH WEST

DIVISION

ASHBURTON AND DEWITT

DISTRICT

Elizabeth the Second, by the Grace of God, of the United Kingdom, Australia and Her other Realms and Territories, Queen, Head of the Commonwealth, Defender of the Faith. To all to whom these Presents shall come, Greeting: Know Ye that We of our especial Grace and in exercise of the powers in this behalf to Us given by the Land Act, 1933, and Amendments, do by these presents lease to B.H. Sharps and Co Pty Ltd of care of Peat Marwick Mitchell and Co 9th Floor C M L Building 55 St Georges Terrace Perth-----

298 / 1970



hereinafter called "the Lessee," which term includes the Lessee, ~~his heirs and assigns~~ its successors and permitted assigns the natural surface of all that piece or parcel of land situated in the District of ASHBURTON AND DEWITT and containing

612.167

acres as delineated by a border of green colour on the plan herein:

To hold unto the said Lessee for pastoral purposes under and subject to the provisions of Part VI of

the said Act and except as hereinafter provided, for the term of 44 years 6 months

11 days to be computed from the first day of December 1970, until the thirtieth day of June, 2015. Yielding and Paying therefor unto Us, Our Heirs and Successors, the yearly rent of \$1502.10 from the said first day of December

1970, until the Thirtieth day of June 1977, and thereafter during the said terms, subject nevertheless to the rent payable after the lastmentioned date being determined from time to time on re-appraisalment under the provisions of Part VI of the said Act: And Yielding and Paying, whenever the yearly rent is varied on re-appraisalment, such yearly rent as is so determined; and the rent payable for the time being by the Lessee shall be paid to Our Minister for Lands by equal half-yearly payments in advance on or before the first day of March and the first day of September in every year: Provided always, and it is hereby declared, that if the rent hereby reserved, and payable for the time being, or any part thereof, is not duly paid by the Lessee as herein and by section one hundred and thirty-nine of the said Act prescribed; or in case of the breach by the Lessee of any condition on which, in accordance with the said Act this lease is granted; or if the Lessee assigns or underlets the demised premises or any part thereof without Our said Minister's approval, in writing as required by the said Act, first obtained; then these presents shall become void, and the term hereby granted shall be absolutely and indefeasibly forfeited, and it shall thereupon be lawful for Us, Our Heirs and Successors, into and upon the demised premises, or any part thereof in the name of the whole, to re-enter, and the same to have again, repossess, and enjoy as if this deed-poll had never been executed, without making any compensation to the Lessee: Provided also, that this lease is granted on the following conditions: (1) That the Lessee will comply effectively and to the satisfaction of the Minister for Agriculture with the provisions of the Vermin Act, 1919, and its amendments and with the requirements of any notice issued under that Act in respect to vermin on the area leased. (2) That the Lessee will, to the satisfaction of the Minister for Agriculture, take part in and contribute to any programmes or measures for the control of vermin organised by a local Vermin Control Authority or by the Agriculture Protection Board, whether on the area leased by the Lessee or on areas leased by other Lessees or on Crown land. (3) That the Lessee will to the satisfaction of the Minister for Agriculture comply effectively with the provisions of the Soil Conservation Act, 1945, and its amendments, and with the provisions of the Noxious Weeds Act, 1950, and its amendments. (4) That the Lessee will maintain on the area leased good and improving soil and plant conditions. (5) That the Commissioner of Soil Conservation may, in any case where the construction of a large dam is contemplated, implement in respect of the area leased special provisions for full control of water catchment areas. (6) That the Lessee will not permit or suffer any grazing on all or part of the area leased where grazing is prohibited under the powers contained in the Soil Conservation Act, 1945, and its amendments.

Provided also, that this lease is granted subject to the powers, conditions and reservations relating thereto in Part VI of the said Act contained, and to the provisions of the Mining Act, 1904, and the Forests Act, 1918, and to all rights and privileges lawfully acquired or exercisable thereunder; and that the right is reserved to Us, Our Heirs and Successors, to dispose of such portions of the demised land under the provisions of the said Act as may be required for any purpose of public utility or for otherwise facilitating the improvement and settlement of the State as therein prescribed.

03/07/70-1M-0/400

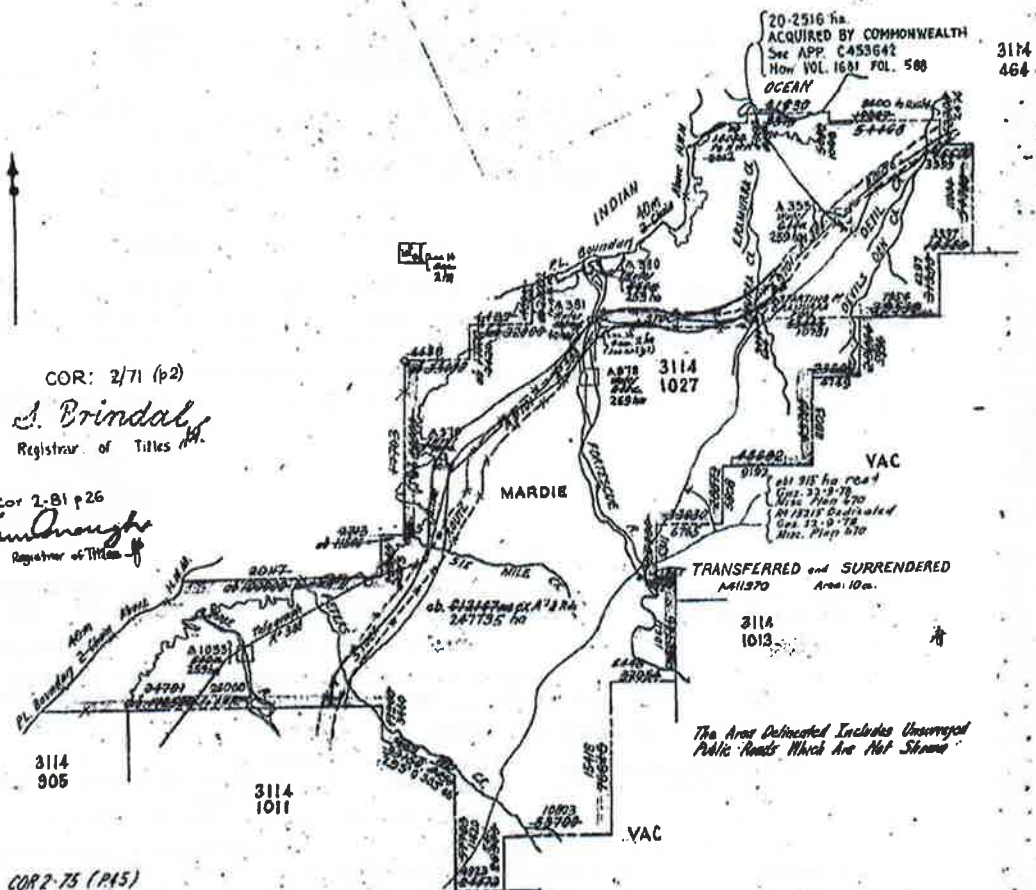
AF

PLAN HEREIN REFERRED TO

COR: 2/71 (p2)
O. S. Brindal,
Registrar of Titles.

cor 2-B1 p 26
Lundrough
Registrar of Titles

COR 2-75 (P15)
Registrar of Titles



ALL DIMENSIONS SHOWN BLUE ARE METRIC

SCALE 1:415200
SCALE 400 CHAINS TO ONE INCH

The area and measurements on the above Plan are more or less.

IN WITNESS whereof we have caused Our said Minister for Lands to affix hereto his Seal and set his hand.

Dated this Twenty-first day of December, 1970

An Officer authorised in this behalf by the Governor.
By order of the Minister for Lands.

Registered the Twenty-ninth day of December, 1970,
in conformity with Section 81c of the Act No. 56 Victoria No. 14 and numbered

PRICE PER 100 ACRES
PLAN 3856/64
YARRALCOOLA & DAMPIER 4 MILE
CORR. 3856/64



Asst. Registrar of Titles.

1107/12

RECEIPTS:

Transfer A411970 portion of the within lease (10 acres) is now transferred and surrendered to Her Majesty Queen Elizabeth the Second. Registered 24th June 1971 at 9.18 o'clock.

Transfer A411970. The area of the within lease is now reduced to (612,157 acres).

Corr 8/1973 Schedule 885 As from the first day of January 1974 the total half yearly rental required to be paid by the within lessee shall be decreased to 686.67 increased to *Costello*
ASSISTANT REGISTRAR OF TITLES

Corr. 8/1973 Schedule 895

The area of the within lease has been amended to 226445 ha. *Costello*
Asst. Registrar of Titles

portion of Section 7. Course, 10-74
19th September 74

2-75

22

ab. 226+25 ha. *My Darling*

Mortgage 8851 to Dalgety Australia Limited
Registered 19th January 1976 at 2.25 o'clock



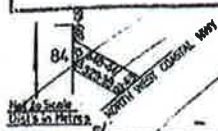
Land Act 1923.

Section 22-9-78 Area 21.5 ha. 20.0 ha. 470

Part of the land herein comprised is resumed for the purpose of Road
Proclamation dated 13-9-78 *My Darling*
Registrar of Titles

Discharge B 710757 of Mortgage 8851 Registered 11th May 1979 at 2.08 o'clock.

Corr. 8/19 80 Schedule 154
The area of the within lease has been amended to
225,510 HA and the half
yearly rental to \$ 655.22
Asst. Registrar of Titles



Caveat C909431. Lodged 30/11/84 at 2.110/c.

WITHDRAWN



Application C923960. ON 9.3.1982. THE LESSEE CHANGED ITS
NAME TO SHININARA PTY. LTD.

REGISTERED 17th DECEMBER 1984 AT 9.130/c



WITHDRAWAL C923962 of CAVEAT C909431
REGISTERED 17th DECEMBER 1984 AT 9.130/c



TOTALLY CANCELLED
APPLICATION C923961
Registered 19th December 1984 at 9.130/c
CROWN LEASE 453/1984.
To
(ISSUED UNDER SECTION 75)

CANCELLED