

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



†Schedule 2—Division 1—Particulars of mortgages, charges and prescribed encumbrances affecting the land (section 7(1)(b))

Note—

Section 7(3) of the Act provides that this statement need not include reference to charges arising from the imposition of rates or taxes less than 12 months before the date of service of the statement.

All the particulars required by column 3 of the table below in relation to a mortgage, charge or prescribed encumbrance referred to in column 1 must be set out in column 3 unless—

- (a) a copy of a document is attached to this statement and—
 - (i) all the required particulars are contained in that document; and
 - (ii) those parts of the document that contain the required particulars are identified in column 3; or
- (b) the mortgage, charge or prescribed encumbrance—
 - (i) is one of the following items in the table:
 - (A) under the heading "General"—
 - Mortgage of land
 - Lease, agreement for lease, tenancy agreement or licence;
 - (B) under the heading "Other"—
 - Caveat
 - Lien or notice of a lien
 - Charge of any kind affecting the land (not included in another item); and
 - (ii) is registered on the certificate of title to the land; and
 - (iii) is to be discharged or satisfied prior to or at settlement.

Table of particulars

Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
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Part 1—Items that must be included in statement

[If an item is not applicable strike it out or write "NOT APPLICABLE" or "N/A" in column 1.]

General

Mortgage of land	*YES / NO	Number of mortgage (if registered): <input style="width: 100%; height: 30px;" type="text"/> Name of mortgagee: <input style="width: 100%; height: 30px;" type="text"/>
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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
<p>Easement (whether over the land or annexed to the land) Note—"Easement" includes rights of way and party wall rights.</p>	*YES / NO	<p>Description of land subject to easement: <input type="text"/></p> <p>Nature of easement: <input type="text"/></p> <p>Are you aware of any encroachment on the easement? *YES / NO (If YES, give details): <input type="text"/></p> <p>If there is an encroachment, has approval for the encroachment been given? *YES / NO (If YES, give details): <input type="text"/></p> <p><i>[attach additional page(s) if more than 1 easement]</i></p>
Restrictive covenant	*YES / NO	<p>Nature of restrictive covenant: <input type="text"/></p> <p>Name of person in whose favour restrictive covenant operates: <input type="text"/></p> <p>Does the restrictive covenant affect the whole of the land being acquired? *YES / NO (If NO, give details): <input type="text"/></p> <p>Does the restrictive covenant affect land other than that being acquired? *YES / NO <input type="text"/></p>

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Lease, agreement for lease, tenancy agreement or licence	*YES / NO	Names of parties: <div style="border: 1px solid black; height: 30px; width: 100%;"></div> Period of lease, agreement for lease etc: From <input type="text"/> / <input type="text"/> / <input type="text"/> to <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of rent or licence fee: \$ <input type="text"/> per <input type="text"/> (period) Is the lease, agreement for lease etc in writing? *YES / NO If the lease or licence was granted under an Act relating to the disposal of Crown lands, specify— (a) the Act under which the lease or licence was granted: <div style="border: 1px solid black; height: 30px; width: 100%;"></div> (b) the outstanding amounts due (including any interest or penalty): <div style="border: 1px solid black; height: 30px; width: 100%;"></div>
Development Act 1993 (repealed)		
section 42—Condition (that continues to apply) of a development authorisation	*YES / NO	Condition(s) of authorisation: <div style="border: 1px solid black; height: 150px; width: 100%;"></div>
Repealed Act conditions		
Condition (that continues to apply) of an approval or authorisation granted under the <i>Building Act 1971</i> (repealed), the <i>City of Adelaide Development Control Act 1976</i> (repealed), the <i>Planning Act 1982</i> (repealed) or the <i>Planning and Development Act 1966</i> (repealed)	*YES / NO	Nature of condition(s): <div style="border: 1px solid black; height: 50px; width: 100%;"></div>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
<i>Planning, Development and Infrastructure Act 2016</i>		
Part 5—Planning and Design Code	*YES / NO	Title or other brief description of zone, subzone and overlay in which the land is situated (as shown in the Planning and Design Code): <input data-bbox="876 533 1509 629" type="text"/> Is there a State heritage place on the land or is the land situated in a State heritage area? *YES/NO Is the land designated as a local heritage place? *YES/NO Is there a tree or stand of trees declared in Part 10 of the Planning and Design Code to be a significant tree or trees on the land? *YES/NO Is there a current amendment to the Planning and Design Code released for public consultation by a designated entity on which consultation is continuing or on which consultation has ended but whose proposed amendment has not yet come into operation? *YES/NO Note— For further information about the Planning and Design Code visit www.code.plan.sa.gov.au .
section 127—Condition (that continues to apply) of a development authorisation	*YES / NO	Date of authorisation: <input data-bbox="876 1339 1509 1406" type="text"/> Name of relevant authority that granted authorisation: <input data-bbox="876 1473 1509 1541" type="text"/> Condition(s) of authorisation: <input data-bbox="876 1608 1509 1704" type="text"/>
Part 2—Items to be included if land affected <i>[If an item is not applicable, strike it out or write "NOT APPLICABLE" or "N/A" in column 1, or else omit the items and headings that are not applicable.]</i>		
Aboriginal Heritage Act 1988		
section 9—Registration in central archives of an Aboriginal site or object	*YES / NO	Particulars of register entry: <input data-bbox="876 1928 1509 1995" type="text"/>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 24—Directions prohibiting or restricting access to, or activities on, a site or an area surrounding a site	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Site or area to which notice relates: <input type="text"/> Directions (as stated in notice): <input type="text"/>
Part 3 Division 6—Aboriginal heritage agreement	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to agreement: <input type="text"/> Names of parties: <input type="text"/> Terms of agreement: <input type="text"/>
<i>Burial and Cremation Act 2013</i>		
section 8—Human remains interred on land	*YES / NO	Have human remains been interred on the land that will not be exhumed prior to settlement? *YES / NO GPS coordinates of the remains: <input type="text"/>
<i>Crown Rates and Taxes Recovery Act 1945</i>		
section 5—Notice requiring payment	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Land in respect of which Crown rates and taxes are owing: <input type="text"/> Amount owing (as stated in the notice): <input type="text"/>
<i>Development Act 1993 (repealed)</i>		
section 50(1)—Requirement to vest land in a council or the Crown to be held as open space	*YES / NO	Date requirement given: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of body giving requirement: <input type="text"/> Nature of requirement: <input type="text"/> Contribution payable (if any): <input type="text"/>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 50(2)—Agreement to vest land in a council or the Crown to be held as open space	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Names of parties: <input type="text"/> Terms of agreement: <input type="text"/> Contribution payable (if any): <input type="text"/>
section 55—Order to remove or perform work	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Terms of order: <input type="text"/> Building work (if any) required to be carried out: <input type="text"/> Amount payable (if any): <input type="text"/>
section 56—Notice to complete development	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Requirements of notice: <input type="text"/> Building work (if any) required to be carried out: <input type="text"/> Amount payable (if any): <input type="text"/>
section 57—Land management agreement	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Names of parties: <input type="text"/> Terms of agreement: <input type="text"/>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 60—Notice of intention by building owner	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Building work proposed (as stated in the notice): <input type="text"/> Other building work as required pursuant to the Act: <input type="text"/>
section 69—Emergency order	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authorised officer who made order: <input type="text"/> Name of authority that appointed the authorised officer: <input type="text"/> Nature of order: <input type="text"/> Amount payable (if any): <input type="text"/>
section 71—Fire safety notice	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority giving notice: <input type="text"/> Requirements of notice: <input type="text"/> Building work (if any) required to be carried out: <input type="text"/> Amount payable (if any): <input type="text"/>
section 84—Enforcement notice	*YES / NO	Date notice given: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of the relevant authority giving notice: <input type="text"/> Nature of directions contained in notice: <input type="text"/> Building work (if any) required to be carried out: <input type="text"/> Amount payable (if any): <input type="text"/>

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section 85(6), 85(10) or 106— Enforcement order	*YES / NO	Date order made: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of court that made order: <input type="text"/> Action number: <input type="text"/> Names of parties: <input type="text"/> Terms of order: <input type="text"/> Building work (if any) required to be carried out: <input type="text"/>
Part 11 Division 2—Proceedings	*YES / NO	Date of commencement of proceedings: <input type="text"/> / <input type="text"/> / <input type="text"/> Date of determination or order (if any): <input type="text"/> / <input type="text"/> / <input type="text"/> Terms of determination or order (if any): <input type="text"/>
Emergency Services Funding Act 1998		
section 16—Notice to pay levy	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of levy payable: <input type="text"/>
Environment Protection Act 1993		
section 59—Environment performance agreement that is registered in relation to the land	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/>
section 93—Environment protection order that is registered in relation to the land	*YES / NO	Date of issue: <input type="text"/> / <input type="text"/> / <input type="text"/> Compliance date(s) specified in the order: <input type="text"/>
section 93A—Environment protection order relating to cessation of activity that is registered in relation to the land	*YES / NO	Date of issue: <input type="text"/> / <input type="text"/> / <input type="text"/> Compliance date(s) specified in the order: <input type="text"/>

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section 99—Clean-up order that is registered in relation to the land	*YES / NO	Date of issue: <input type="text"/> / <input type="text"/> / <input type="text"/> Compliance date(s) specified in the order: <input type="text"/> Amount of charge on the land (if applicable and known): <input type="text"/>
section 100—Clean-up authorisation that is registered in relation to the land	*YES / NO	Date of issue: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of charge on the land (if known): <input type="text"/>
section 103H—Site contamination assessment order that is registered in relation to the land	*YES / NO	Date of issue: <input type="text"/> / <input type="text"/> / <input type="text"/> Compliance date(s) specified in the order: <input type="text"/> Amount of charge on the land (if applicable and known): <input type="text"/>
section 103J—Site remediation order that is registered in relation to the land	*YES / NO	Date of issue: <input type="text"/> / <input type="text"/> / <input type="text"/> Compliance date(s) specified in the order: <input type="text"/> Amount of charge on the land (if applicable and known): <input type="text"/>
section 103N—Notice of declaration of special management area in relation to the land (due to possible existence of site contamination)	*YES / NO	Date of Notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Date of Gazette in which notice published: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of area or areas to which the notice relates: <input type="text"/>
section 103P—Notation of site contamination audit report in relation to the land	*YES / NO	Date of notation: <input type="text"/> / <input type="text"/> / <input type="text"/> Note— Site contamination audit reports are kept by the EPA in the public register under section 109 of the <i>Environment Protection Act 1993</i> .

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 103S—Notice of prohibition or restriction on taking water affected by site contamination in relation to the land	*YES / NO	<p>Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Date of Gazette in which notice published: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Description of the water to which the notice relates:</p> <div style="border: 1px solid black; height: 30px; width: 100%;"></div> <p>Particulars given in the notice of the site contamination affecting the water:</p> <div style="border: 1px solid black; height: 30px; width: 100%;"></div>
Fences Act 1975		
section 5—Notice of intention to perform fencing work	*YES / NO	<p>Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Name and address of person to whom notice was given or from whom notice was received:</p> <div style="border: 1px solid black; height: 30px; width: 100%;"></div> <p>Particulars of relevant boundary:</p> <div style="border: 1px solid black; height: 30px; width: 100%;"></div> <p>Kind of fence proposed to be constructed or nature of work proposed to be done to existing fence:</p> <div style="border: 1px solid black; height: 30px; width: 100%;"></div> <p>Cost or estimated cost of fence or work (as stated in the notice):</p> <div style="border: 1px solid black; height: 20px; width: 100%;"></div> <p>Amount sought by proponent from adjoining owner (as stated in the notice):</p> <div style="border: 1px solid black; height: 20px; width: 100%;"></div> <p>If there is a cross-notice under section 6, give details of—</p> <p>(a) the proposals objected to:</p> <div style="border: 1px solid black; height: 20px; width: 100%;"></div> <p>(b) the counter-proposals:</p> <div style="border: 1px solid black; height: 30px; width: 100%;"></div>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
Fire and Emergency Services Act 2005		
section 105F (or section 56 or 83 (repealed)) - Notice to take action to prevent outbreak or spread of fire	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Person or body who issued notice: <input type="text"/> Requirements of notice (as stated therein): <input type="text"/> Amount payable (if any): <input type="text"/>
Food Act 2001		
section 44—Improvement notice	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authorised officer who served notice: <input type="text"/> Name of authority that appointed officer: <input type="text"/> Requirements of notice: <input type="text"/>
section 46—Prohibition order	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person who served order: <input type="text"/> Requirements of order: <input type="text"/>
Ground Water (Qualco-Sunlands) Control Act 2000		
Part 6—Risk management allocation	*YES / NO	Is a waterlogging and salinity risk management allocation attached to the whole or any part of the land? *YES / NO If YES, give details of the allocation and the land to which it is attached: <input type="text"/>
section 56—Notice to pay share of Trust costs, or for unauthorised use of water, in respect of irrigated property	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount payable (as stated in notice): <input type="text"/>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
<i>Heritage Places Act 1993</i>		
section 14(2)(b)—Registration of an object of heritage significance	*YES / NO	Date of registration: <input type="text"/> / <input type="text"/> / <input type="text"/> Description and location of object registered: <input style="width: 100%; height: 40px;" type="text"/>
section 17 or 18—Provisional registration or registration	*YES / NO	Description of place registered: <input style="width: 100%; height: 40px;" type="text"/> Has the place been designated as a place of geological, palaeontological or speleological significance or archaeological significance? *YES / NO If YES, give details: <input style="width: 100%; height: 40px;" type="text"/>
section 30—Stop order	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Terms of order: <input style="width: 100%; height: 40px;" type="text"/>
Part 6—Heritage agreement	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to agreement: <input style="width: 100%; height: 20px;" type="text"/> Names of parties: <input style="width: 100%; height: 40px;" type="text"/> Terms of agreement: <input style="width: 100%; height: 40px;" type="text"/>
section 38—"No development" order	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Terms of order: <input style="width: 100%; height: 40px;" type="text"/>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
Highways Act 1926		
Part 2A—Establishment of control of access from any road abutting the land	*YES / NO	Date of establishment of control of access: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of boundary of land affected <input style="width: 100%; height: 40px;" type="text"/>
Housing Improvement Act 1940 (repealed)		
section 23—Declaration that house is undesirable or unfit for human habitation	*YES / NO	Date of declaration: <input type="text"/> / <input type="text"/> / <input type="text"/> Those particulars required to be provided by a council under section 23: <input style="width: 100%; height: 40px;" type="text"/>
Part 7 (rent control for substandard houses)—Notice or declaration	*YES / NO	Date of notice or declaration: <input type="text"/> / <input type="text"/> / <input type="text"/> Those particulars required to be provided by the housing authority under section 60: <input style="width: 100%; height: 120px;" type="text"/>
Housing Improvement Act 2016		
Part 3 Division 1—Assessment, improvement or demolition orders	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Those particulars required to be provided by the Minister under section 14 or 15 (if applicable): <input style="width: 100%; height: 40px;" type="text"/>
section 22—Notice to vacate premises	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority that issued the notice: <input style="width: 100%; height: 40px;" type="text"/> Date by which the premises must be vacated: <input type="text"/> / <input type="text"/> / <input type="text"/>
section 25—Rent control notice	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Maximum rent payable (per week): <input style="width: 100%; height: 20px;" type="text"/>

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<i>Land Acquisition Act 1969</i>		
section 10—Notice of intention to acquire	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of Authority who served notice: <input type="text"/> Description of land intended to be acquired (as described in the notice): <input type="text"/>
<i>Landscape South Australia Act 2019</i>		
section 72—Notice to pay levy in respect of costs of regional landscape board	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of levy payable: <input type="text"/>
section 78—Notice to pay levy in respect of right to take water or taking of water	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of levy payable: <input type="text"/>
section 99—Notice to prepare an action plan for compliance with general statutory duty	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person that issued notice: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 107—Notice to rectify effects of unauthorised activity	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person that issued notice: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 108—Notice to maintain watercourse or lake in good condition	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person that issued notice: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>

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section 109—Notice restricting the taking of water or directing action in relation to the taking of water	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Water resource to which notice applies: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 111—Notice to remove or modify a dam, embankment, wall or other obstruction or object	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 112—Permit (or condition of a permit) that remains in force	*YES / NO	Date of permit: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of relevant authority that granted permit: <input type="text"/> Condition(s) of permit: <input type="text"/>
section 120—Notice to take remedial or other action in relation to a well	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Location of well: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 135—Water resource works approval	*YES / NO	Details of site where works are authorised: <input type="text"/>
section 142—Site use approval	*YES / NO	Details of location where water use is allowed: <input type="text"/>

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section 166—Forest water licence	*YES / NO	Details of location of forest to which licence relates: <input data-bbox="876 427 1509 517" type="text"/>
section 191—Notice of instruction as to keeping or management of animal or plant	*YES / NO	Date of notice: <input data-bbox="1038 573 1102 607" type="text"/> / <input data-bbox="1118 573 1182 607" type="text"/> / <input data-bbox="1198 573 1262 607" type="text"/> Name of authorised officer who issued notice: <input data-bbox="876 651 1509 719" type="text"/> Requirements of notice (as specified therein): <input data-bbox="876 763 1509 887" type="text"/>
section 193—Notice to comply with action order for the destruction or control of animals or plants	*YES / NO	Date of notice: <input data-bbox="1038 943 1102 976" type="text"/> / <input data-bbox="1118 943 1182 976" type="text"/> / <input data-bbox="1198 943 1262 976" type="text"/> Name of authorised officer who issued notice: <input data-bbox="876 1021 1509 1088" type="text"/> Requirements of notice (as specified therein): <input data-bbox="876 1133 1509 1256" type="text"/>
section 194—Notice to pay costs of destruction or control of animals or plants on road reserve	*YES / NO	Date of notice: <input data-bbox="1038 1312 1102 1346" type="text"/> / <input data-bbox="1118 1312 1182 1346" type="text"/> / <input data-bbox="1198 1312 1262 1346" type="text"/> Name of authority that issued notice: <input data-bbox="876 1391 1509 1458" type="text"/> Amount payable (as specified in notice): <input data-bbox="876 1503 1509 1536" type="text"/>
section 196—Notice requiring control or quarantine of animal or plant	*YES / NO	Date of notice: <input data-bbox="1038 1592 1102 1626" type="text"/> / <input data-bbox="1118 1592 1182 1626" type="text"/> / <input data-bbox="1198 1592 1262 1626" type="text"/> Requirements of notice (as specified therein): <input data-bbox="876 1671 1509 1794" type="text"/>
section 207—Protection order to secure compliance with specified provisions of the Act	*YES / NO	Date of order: <input data-bbox="1038 1850 1102 1883" type="text"/> / <input data-bbox="1118 1850 1182 1883" type="text"/> / <input data-bbox="1198 1850 1262 1883" type="text"/> Name of authority or person who issued order: <input data-bbox="876 1928 1509 1995" type="text"/> Requirements of order (as specified therein): <input data-bbox="876 2040 1509 2152" type="text"/>

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Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 209—Reparation order requiring specified action or payment to make good damage resulting from contravention of the Act	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person who issued order: <input type="text"/> Requirements of order (as specified therein): <input type="text"/>
section 211—Reparation authorisation authorising specified action to make good damage resulting from contravention of the Act	*YES / NO	Date of authorisation: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of relevant authority that issued authorisation: <input type="text"/> Person authorised to take action: <input type="text"/> Requirements of authorisation (as specified therein): <input type="text"/>
section 215—Orders made by ERD Court	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Names of parties: <input type="text"/> Requirements of order: <input type="text"/>
section 219—Management agreements	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Names of parties: <input type="text"/> Requirements of agreement: <input type="text"/>
section 235—Additional orders on conviction	*YES / NO	Date of conviction: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of court by which conviction is recorded: <input type="text"/> Requirements of additional order(s): <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
Land Tax Act 1936		
Notice, order or demand for payment of land tax	*YES / NO	Date of notice, order or demand: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount payable (as stated in the notice): <input type="text"/>
Local Government Act 1934 (repealed)		
Notice, order, declaration, charge, claim or demand given or made under the Act	*YES / NO	Date of notice, order etc: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of council by which, or person by whom, notice, order etc is given or made: <input type="text"/> Land subject thereto: <input type="text"/> Nature of requirements contained in notice, order etc: <input type="text"/> Time for carrying out requirements: <input type="text"/> Amount payable (if any): <input type="text"/>
Local Government Act 1999		
Notice, order, declaration, charge, claim or demand given or made under the Act	*YES / NO	Date of notice, order etc: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of council by which, or person by whom, notice, order etc is given or made: <input type="text"/> Land subject thereto: <input type="text"/> Nature of requirements contained in notice, order etc: <input type="text"/> Time for carrying out requirements: <input type="text"/> Amount payable (if any): <input type="text"/>
Local Nuisance and Litter Control Act 2016		
section 30—Nuisance or litter abatement notice	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Notice issued by: <input type="text"/> Nature of requirements contained in notice: <input type="text"/> Time for carrying out requirements: <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
Metropolitan Adelaide Road Widening Plan Act 1972		
section 6—Restriction on building work	*YES / NO	Does the restriction apply to all of the land? *YES / NO (If NO, give details about the part of the land to which the restriction applies): <input data-bbox="876 517 1509 611" type="text"/>
Mining Act 1971		
Mining tenement (other than an exploration licence)	*YES / NO	Type of tenement: <input data-bbox="876 748 1509 815" type="text"/> Terms of tenement: <input data-bbox="876 853 1509 920" type="text"/> Condition(s) (if any) the tenement is subject to: <input data-bbox="876 965 1509 1061" type="text"/>
section 9AA—Notice, agreement or order to waive exemption from authorised operations	*YES / NO	Date of notice, agreement or order: <input data-bbox="1262 1115 1326 1144" type="text"/> / <input data-bbox="1342 1115 1406 1144" type="text"/> / <input data-bbox="1422 1115 1485 1144" type="text"/> Description of land subject to notice, agreement or order: <input data-bbox="876 1196 1509 1263" type="text"/> Names of parties: <input data-bbox="876 1301 1509 1368" type="text"/> Period of waiver: <input data-bbox="1054 1384 1118 1413" type="text"/> / <input data-bbox="1134 1384 1198 1413" type="text"/> / <input data-bbox="1214 1384 1278 1413" type="text"/> Terms (and condition(s), if any) of notice, agreement or order: <input data-bbox="876 1496 1509 1592" type="text"/>
section 56T(1)—Consent to a change in authorised operations	*YES / NO	Date of consent: <input data-bbox="1078 1630 1142 1659" type="text"/> / <input data-bbox="1158 1630 1222 1659" type="text"/> / <input data-bbox="1238 1630 1302 1659" type="text"/> Description of property subject to consent: <input data-bbox="876 1711 1509 1778" type="text"/> Name of tenement holder who sought consent: <input data-bbox="876 1816 1509 1861" type="text"/> Name of person who gave consent: <input data-bbox="876 1899 1509 1944" type="text"/> Terms of consent: <input data-bbox="876 1989 1509 2078" type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 58(a)—Agreement authorising tenement holder to enter land	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to agreement: <input type="text"/> Names of parties: <input type="text"/> Terms of agreement: <input type="text"/>
section 58A—Notice of intention to commence authorised operations or apply for lease or licence	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to notice: <input type="text"/> Name of person who served notice: <input type="text"/> Name of person on whom notice was served: <input type="text"/> Terms of notice: <input type="text"/>
section 61—Agreement or order to pay compensation for authorised operations	*YES / NO	Date of agreement or order: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to agreement or order: <input type="text"/> Names of parties: <input type="text"/> Terms of agreement or order: <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 75(1)—Consent relating to extractive minerals	*YES / NO	Date of consent: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to consent: <input type="text"/> Name of tenement holder who sought consent: <input type="text"/> Name of person who gave consent: <input type="text"/> Terms of consent: <input type="text"/>
section 82(1)—Deemed consent or agreement	*YES / NO	Date of consent or agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to consent or agreement: <input type="text"/> Name of owner of the land/tenement holder deemed to have provided consent or agreement: <input type="text"/> Terms of consent or agreement: <input type="text"/>
Proclamation with respect to a private mine	*YES / NO	Date of proclamation: <input type="text"/> / <input type="text"/> / <input type="text"/>
Native Vegetation Act 1991		
Part 4 Division 1—Heritage agreement	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Description of property subject to agreement: <input type="text"/> Names of parties: <input type="text"/> Terms of agreement: <input type="text"/>
section 25C—Conditions of approval regarding achievement of environmental benefit by accredited third party provider	*YES / NO	Date of approval: <input type="text"/> / <input type="text"/> / <input type="text"/> Condition(s) of approval: <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 25D—Management agreement	*YES / NO	Date of agreement: <input type="text"/> / <input type="text"/> / <input type="text"/> Names of parties: <input type="text"/> Terms of agreement: <input type="text"/>
Part 5 Division 1—Refusal to grant consent, or condition of a consent, to clear native vegetation	*YES / NO	Date of refusal or grant of consent: <input type="text"/> / <input type="text"/> / <input type="text"/> If consent given, condition(s) (if any) of the consent: <input type="text"/>
Natural Resources Management Act 2004 (repealed)		
section 97—Notice to pay levy in respect of costs of regional NRM board	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of levy payable: <input type="text"/>
section 123—Notice to prepare an action plan for compliance with general statutory duty	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person that issued notice: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 134—Notice to remove or modify a dam, embankment, wall or other obstruction or object	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 135—Condition (that remains in force) of a permit	*YES / NO	Date of permit: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of relevant authority that granted permit: <input type="text"/> Condition(s) of permit: <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 181—Notice of instruction as to keeping or management of animal or plant	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authorised officer who issued notice: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 183—Notice to prepare an action plan for the destruction or control of animals or plants	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authorised officer who issued notice: <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 185—Notice to pay costs of destruction or control of animals or plants on road reserve	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority that issued notice: <input type="text"/> Amount payable (as specified in notice): <input type="text"/>
section 187—Notice requiring control or quarantine of animal or plant	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Requirements of notice (as specified therein): <input type="text"/>
section 193—Protection order to secure compliance with specified provisions of the Act	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person who issued order: <input type="text"/> Requirements of order (as specified therein): <input type="text"/>
section 195—Reparation order requiring specified action or payment to make good damage resulting from contravention of the Act	*YES / NO	Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of authority or person who issued order: <input type="text"/> Requirements of order (as specified therein): <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
Section 197—Reparation authorisation authorising specified action to make good damage resulting from contravention of the Act	*YES / NO	Date of authorisation: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of relevant authority that issued authorisation: <input type="text"/> Person authorised to take action: <input type="text"/> Requirements of authorisation (as specified therein): <input type="text"/>
Outback Communities (Administration and Management) Act 2009		
section 21—Notice of levy or contribution payable	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of person or body giving notice: <input type="text"/> Type of levy or contribution: <input type="text"/> Amount payable (as stated in notice): <input type="text"/>
Phylloxera and Grape Industry Act 1995		
section 23(1)—Notice of contribution payable	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of person or body giving notice: <input type="text"/> Terms of notice: <input type="text"/> Amount payable (as stated in notice): <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
<i>Planning, Development and Infrastructure Act 2016</i>		
section 139—Notice of proposed work and notice may require access	*YES / NO	<p>Date of notice:</p> <input data-bbox="876 465 1509 528" type="text"/> <p>Name of person giving notice of proposed work:</p> <input data-bbox="876 568 1509 631" type="text"/> <p>Building work proposed (as stated in the notice):</p> <input data-bbox="876 674 1509 828" type="text"/> <p>Other building work as required pursuant to the Act:</p> <input data-bbox="876 869 1509 1055" type="text"/>
section 140—Notice requesting access	*YES / NO	<p>Date of notice:</p> <input data-bbox="876 1120 1509 1182" type="text"/> <p>Name of person requesting access:</p> <input data-bbox="876 1223 1509 1285" type="text"/> <p>Reason for which access is sought (as stated in the notice):</p> <input data-bbox="876 1328 1509 1456" type="text"/> <p>Activity or work to be carried out:</p> <input data-bbox="876 1496 1509 1619" type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 141—Order to remove or perform work	*YES / NO	<p>Date of order:</p> <input type="text"/> <p>Terms of order:</p> <input type="text"/> <p>Building work (if any) required to be carried out:</p> <input type="text"/> <p>Amount payable (if any):</p> <input type="text"/>
section 142—Notice to complete development	*YES / NO	<p>Date of notice:</p> <input type="text"/> <p>Requirements of notice:</p> <input type="text"/> <p>Building work (if any) required to be carried out:</p> <input type="text"/> <p>Amount payable (if any):</p> <input type="text"/>
section 155— Emergency order	*YES / NO	<p>Date of order:</p> <input type="text"/> <p>Name of authorised officer who made order:</p> <input type="text"/> <p>Name of authority that appointed the authorised officer:</p> <input type="text"/> <p>Nature of order:</p> <input type="text"/> <p>Amount payable (if any):</p> <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 157— Fire safety notice	*YES / NO	<p>Date of notice:</p> <input data-bbox="876 416 1509 479" type="text"/> <p>Name of authority giving notice:</p> <input data-bbox="876 524 1509 586" type="text"/> <p>Requirements of notice:</p> <input data-bbox="876 640 1509 763" type="text"/> <p>Building work (if any) required to be carried out:</p> <input data-bbox="876 808 1509 931" type="text"/> <p>Amount payable (if any):</p> <input data-bbox="876 983 1509 1048" type="text"/>
section 192 or 193— Land management agreement	*YES / NO	<p>Date of agreement:</p> <input data-bbox="876 1140 1509 1202" type="text"/> <p>Names of parties:</p> <input data-bbox="876 1247 1509 1310" type="text"/> <p>Terms of agreement:</p> <input data-bbox="876 1368 1509 1525" type="text"/>
section 198(1)— Requirement to vest land in a council or the Crown to be held as open space	*YES / NO	<p>Date requirement given:</p> <input data-bbox="876 1621 1509 1684" type="text"/> <p>Name of body giving requirement:</p> <input data-bbox="876 1729 1509 1792" type="text"/> <p>Nature of requirement:</p> <input data-bbox="876 1836 1509 1960" type="text"/> <p>Contribution payable (if any):</p> <input data-bbox="876 2013 1509 2078" type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 198(2)– Agreement to vest land in a council or the Crown to be held as open space	*YES / NO	Date of agreement: <input data-bbox="876 412 1509 477" type="text"/> Names of parties: <input data-bbox="876 512 1509 577" type="text"/> Terms of agreement: <input data-bbox="876 620 1509 775" type="text"/> Contribution payable (if any): <input data-bbox="876 835 1509 898" type="text"/>
Part 16 Division 1– Proceedings	*YES / NO	Date of commencement of proceedings: <input data-bbox="876 983 1509 1048" type="text"/> Date of determination or order (if any): <input data-bbox="876 1093 1509 1158" type="text"/> Terms of determination or order (if any): <input data-bbox="876 1218 1509 1346" type="text"/>
section 213– Enforcement notice	*YES / NO	Date notice given: <input data-bbox="876 1442 1509 1507" type="text"/> Name of designated authority giving notice: <input data-bbox="876 1547 1509 1612" type="text"/> Nature of directions contained in notice: <input data-bbox="876 1668 1509 1794" type="text"/> Building work (if any) required to be carried out: <input data-bbox="876 1850 1509 1975" type="text"/> Amount payable (if any): <input data-bbox="876 2022 1509 2085" type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
section 214(6), 214(10) or 222— Enforcement order	*YES / NO	<p>Date order made:</p> <input type="text"/> <p>Name of court that made order:</p> <input type="text"/> <p>Action number:</p> <input type="text"/> <p>Names of parties:</p> <input type="text"/> <p>Terms of order:</p> <input type="text"/> <p>Building work (if any) required to be carried out:</p> <input type="text"/>
Plant Health Act 2009		
section 8 or 9 - Notice or order concerning pests	*YES / NO	<p>Date of notice or order: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Date of Gazette in which notice published (if applicable): <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Nature of requirement, restriction or prohibition:</p> <input type="text"/>
Public and Environmental Health Act 1987 (repealed)		
Part 3—Notice	*YES / NO	<p>Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Name of council or other authority giving notice:</p> <input type="text"/> <p>Requirements of notice:</p> <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
<p><i>Public and Environmental Health (Waste Control) Regulations 2010 (or 1995)(revoked)</i> Part 2—Condition (that continues to apply) of an approval</p>	*YES / NO	<p>Date of approval: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Name of relevant authority that granted the approval: <input type="text"/></p> <p>Condition(s) of approval: <input type="text"/></p>
<p><i>Public and Environmental Health (Waste Control) Regulations 2010 (revoked) regulation 19—</i> Maintenance order (that has not been complied with)</p>	*YES / NO	<p>Date of order: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Name of relevant authority giving order: <input type="text"/></p> <p>Requirements of order: <input type="text"/></p>
South Australian Public Health Act 2011		
<p>section 66 - Direction or requirement to avert spread of disease</p>	*YES / NO	<p>Date of direction or requirement: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Name of authority giving direction or making requirement: <input type="text"/></p> <p>Nature of direction or requirement: <input type="text"/></p>
<p>section 92 - Notice</p>	*YES / NO	<p>Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Name of council or other relevant authority giving notice: <input type="text"/></p> <p>Requirements of notice: <input type="text"/></p>
<p><i>South Australian Public Health (Wastewater) Regulations 2013 Part 4 -</i> Condition (that continues to apply) of an approval</p>	*YES / NO	<p>Date of approval: <input type="text"/> / <input type="text"/> / <input type="text"/></p> <p>Names of person or body that granted the approval: <input type="text"/></p> <p>Condition(s) of approval: <input type="text"/></p>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
Upper South East Dryland Salinity and Flood Management Act 2002 (expired)		
section 23—Notice of contribution payable	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Terms of notice: <input type="text"/> Amount payable: <input type="text"/>
Water Industry Act 2012		
Notice or order under the Act requiring payment of charges or other amounts or making other requirement	*YES / NO	Date of notice or order: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of person or body who served notice or order: <input type="text"/> Amount payable (if any) as specified in the notice or order: <input type="text"/> Nature of other requirement made (if any) as specified in the notice or order: <input type="text"/>
Water Resources Act 1997 (repealed)		
section 18—Condition (that remains in force) of a permit	*YES / NO	Date of permit: <input type="text"/> / <input type="text"/> / <input type="text"/> Name of relevant authority that granted permit: <input type="text"/> Condition(s) of permit: <input type="text"/>
section 125 (or a corresponding previous enactment)—Notice to pay levy	*YES / NO	Date of notice: <input type="text"/> / <input type="text"/> / <input type="text"/> Amount of levy payable: <input type="text"/>

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



Column 1 Prescribed encumbrance	Column 2 Is the encumbrance to be discharged or satisfied prior to or at settlement?	Column 3 Other particulars required
<i>Other</i>		
Caveat	*YES / NO	Name and address of caveator: <input data-bbox="876 472 1509 535" type="text"/> Particulars of interest claimed: <input data-bbox="876 591 1509 685" type="text"/>
Lien or notice of a lien	*YES / NO	Land or other property subject to lien: <input data-bbox="876 779 1509 842" type="text"/> Nature of lien: <input data-bbox="876 898 1509 992" type="text"/> Name and address of person who has imposed lien or given notice of it: <input data-bbox="876 1088 1509 1182" type="text"/>
Charge of any kind affecting the land (not included in another item)	*YES / NO	Person or body in whose favour charge exists: <input data-bbox="876 1276 1509 1339" type="text"/> Nature of charge: <input data-bbox="876 1395 1509 1489" type="text"/> Amount of charge (if known): <input data-bbox="876 1545 1509 1585" type="text"/>

Form 2 - Vendor's Statement (section 8) *Land and Business (Sale and Conveyancing) Act 1994*



†Schedule 2—Division 2—Other particulars
(section 7(1)(b) and section 8(1)(b))

†Particulars of transactions in last 12 months

If the vendor, within 12 months before the date of the contract of sale—

- (a) obtained title to the land; or
- (b) obtained an option to purchase the land; or
- (c) entered into a contract to purchase the land (whether on the vendor's own behalf or on behalf of another),

the vendor must provide the following particulars of all transactions relating to the acquisition of the interest that occurred within that 12 month period:

1 The name and address of each party to the transaction and of each person in whom an interest vested as a result of the transaction:

2 The date and nature of each instrument registered on the certificate of title or, if no such instrument has been registered, the date and nature of each document forming the whole or part of a contract relating to the transaction:

3 Particulars of the consideration provided for the purposes of the transaction:

The above particulars must be provided for each transaction.

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



†Particulars relating to community lot (including strata lot) or development lot

1 Name of community corporation:
Address of community corporation:

2 Application must be made in writing to the community corporation for the particulars and documents referred to in 3 and 4. Application must also be made in writing to the community corporation for the documents referred to in 6 unless those documents are obtained from the Lands Titles Registration Office.

3 Particulars supplied by the community corporation or known to the vendor:

(a) particulars of contributions payable in relation to the lot (including details of arrears of contributions related to the lot):

(b) particulars of assets and liabilities of the community corporation:

(c) particulars of expenditure that the community corporation has incurred, or has resolved to incur, and to which the owner of the lot must contribute, or is likely to be required to contribute:

(d) if the lot is a development lot, particulars of the scheme description relating to the development lot and particulars of the obligations of the owner of the development lot under the development contract:

(e) if the lot is a community lot, particulars of the lot entitlement of the lot:

[State "not known" next to any particulars not supplied by the community corporation by the date of this statement and not known to the vendor.]

4 Documents supplied by the community corporation that are enclosed:

(a) a copy of the minutes of the general meetings of the community corporation and management committee *for the 2 years preceding this statement / since the deposit of the community plan;

*(*Strike out whichever is the greater period)*

(b) a copy of the statement of accounts of the community corporation last prepared;

(c) a copy of current policies of insurance taken out by the community corporation.

[State "not supplied" next to any document not supplied by the community corporation by the date of this statement.]

5 If "not known" or "not supplied" has been specified for an item in 3 or 4, set out the date of the application made to the community corporation and give details of any other steps taken to obtain the particulars or documents concerned:

6 The following documents are enclosed:

†(a) a copy of the scheme description (if any) and the development contract (if any);

(b) a copy of the by-laws of the community scheme.

†7 The following additional particulars are known to the vendor or have been supplied by the community corporation:

Form 2 - Vendor's Statement (section 8)

Land and Business (Sale and Conveyancing) Act 1994



8 Further inquiries may be made to the secretary of the community corporation or the appointed community scheme manager.

Name

Address

Note—

- 1 A community corporation must (on application by or on behalf of a current or prospective owner or other relevant person) provide the particulars and documents referred to in 3(a)–(c) and 4 and must also make available for inspection any information required to establish the current financial position of the corporation, a copy of any contract with a body corporate manager and the register of owners and lot entitlements that the corporation maintains: see sections 139 and 140 of the *Community Titles Act 1996*.
- 2 Copies of the scheme description, the development contract or the by-laws of the community scheme may be obtained from the community corporation or from the Lands Titles Registration Office.
- 3 All owners of a community lot are bound by the by-laws of the community scheme. The by-laws regulate the rights and liabilities of owners of lots in relation to their lots and the common property and matters of common concern.
- 4 For a brief description of some of the matters that need to be considered before purchasing a community lot, see Division 3 of this Schedule.

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†Particulars relating to strata unit

- 1 Name of strata corporation:
Address of strata corporation:
- 2 Application must be made in writing to the strata corporation for the particulars and documents referred to in 3 and 4. Application must also be made in writing to the strata corporation for the articles referred to in 6 unless the articles are obtained from the Lands Titles Registration Office.
- 3 Particulars supplied by the strata corporation or known to the vendor:
- (a) particulars of contributions payable in relation to the unit (including details of arrears of contributions related to the unit):
 - (b) particulars of the assets and liabilities of the strata corporation:
 - (c) particulars of expenditure that the strata corporation has incurred, or has resolved to incur, and to which the unit holder of the unit must contribute, or is likely to be required to contribute:
 - (d) particulars of the unit entitlement of the unit:

[State "not known" next to any particulars not supplied by the strata corporation by the date of this statement and not known to the vendor.]

- 4 Documents supplied by the strata corporation that are enclosed:
- (a) a copy of the minutes of the general meetings of the strata corporation and management committee *for the 2 years preceding this statement/since the deposit of the strata plan
(*Strike out whichever is the greater period)
 - (b) a copy of the statement of accounts of the strata corporation last prepared;
 - (c) a copy of current policies of insurance taken out by the strata corporation.

[State "not supplied" next to any document not supplied by the strata corporation by the date of this statement.]

- 5 If "not known" or "not supplied" has been specified for an item in 3 or 4, set out the date of the application made to the strata corporation and give details of any other steps taken to obtain the particulars or documents concerned:

- 6 A copy of the articles of the strata corporation is enclosed.

- †7 The following additional particulars are known to the vendor or have been supplied by the strata corporation:

- 8 Further inquiries may be made to the secretary of the strata corporation or the appointed strata manager.

Name

Address

Note—

- 1 A strata corporation must (on application by or on behalf of a current owner, prospective purchaser or other relevant person) provide the particulars and documents referred to in 3(a)–(c), 4 and 6 and must also make available for inspection its accountancy records and minute books, any contract with a body corporate manager, the register of unit holders and unit holder entitlements that it maintains and any documents in its possession relating to the design and construction of the buildings or improvements on the site or relating to the strata scheme.
- 2 Copies of the articles of the strata corporation may also be obtained from the Lands Titles Registration Office.
- 3 All owners of a strata unit are bound by the articles of the strata corporation. The articles regulate the rights and liabilities of owners of units in relation to their units and the common property and matters of common concern.
- 4 For a brief description of some of the matters that need to be considered before purchasing a strata unit, see Division 3 of this Schedule.

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†Particulars of building indemnity insurance

Note—

Building indemnity insurance is not required for—

- (a) domestic building work for which approval under the *Planning, Development and Infrastructure Act 2016*, the repealed *Development Act 1993* or the repealed *Building Act 1971* is or was not required; or
- (b) minor domestic building work (see section 3 of the *Building Work Contractors Act 1995*); or
- (c) domestic building work commenced before 1 May 1987; or
- (d) building work in respect of which an exemption from the application of Division 3 of Part 5 of the *Building Work Contractors Act 1995* applies under the *Building Work Contractors Regulations 2011*; or
- (e) building work in respect of which an exemption from the application of Division 3 of Part 5 of the *Building Work Contractors Act 1995* has been granted under section 45 of that Act.

Details of building indemnity insurance still in existence for building work on the land:

- 1 Name(s) of person(s) insured:
- 2 Name of insurer:
- 3 Limitations on the liability of the insurer:
- 4 Name of builder:
- 5 Builder's licence number:
- 6 Date of issue of insurance: / /
- 7 Description of insured building work:

Exemption from holding insurance:

If particulars of insurance are not given, has an exemption been granted under section 45 of the *Building Work Contractors Act 1995* from the requirement to hold an insurance policy in accordance with Division 3 of Part 5 of that Act?

*YES / NO

If YES, give details:

- (a) Date of the exemption: / /
- (b) Name of builder granted the exemption:
- (c) Licence number of builder granted the exemption:
- (d) Details of building work to which the exemption applies:
- (e) Details of conditions (if any) to which the exemption is subject:

†Particulars relating to asbestos at workplaces

- 1 In these particulars—
asbestos and **asbestos containing material** have the same meaning as in the *Work Health and Safety Regulations 2012*;
workplace has the same meaning as in the *Work Health and Safety Act 2012*.
- 2 Is there a workplace on the land? *YES / NO
- 3 If YES, is there an asbestos register for the workplace? *YES / NO
- 4 If YES, does that register record any asbestos or asbestos containing material at the workplace (or likely to be present at the workplace from time to time) and specify the location, type and condition of that asbestos or asbestos containing material? *YES / NO
- 5 If YES—
 - (a) give details of the location, type and condition of the asbestos or asbestos containing material:
 - (b) has a plan been prepared for the management of asbestos at the workplace? *YES / NO
If YES, give details:

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(c) is any asbestos or asbestos containing material to be removed before settlement? *YES / NO

If YES, give details:

Note—

1. A register is not required to be prepared for a workplace—
 - (a) if a register has already been prepared for the workplace; or
 - (b) if
 - (i) the workplace is a building that was constructed after 31 December 2003; and
 - (ii) no asbestos has been identified at the workplace; and
 - (iii) no asbestos is likely to be present at the workplace from time to time.

See regulation 425 of the *Work Health and Safety Regulations 2012*
2. A person with management or control of a workplace who plans to relinquish management or control must ensure (so far as is reasonably practicable) that the asbestos register is given to the person assuming management or control of the workplace.

See regulation 428 of the *Work Health and Safety Regulations 2012*

†Particulars relating to aluminium composite panels

Has the vendor been notified that a building on the land has been identified, as part of a South Australian Building Cladding Audit initiated in 2017 and conducted by the former Department of Planning, Transport and Infrastructure in conjunction with the Metropolitan Fire Service, Country Fire Service and councils—

- (a) as having aluminium composite panels installed on the exterior of the building; and
- (b) as constituting a moderate, high or extreme risk as a result of that installation; and
- (c) as requiring remediation to reduce the risk to an acceptable level; and
- (d) as not having had the necessary remedial work performed or a determination made by the appropriate authority of the relevant council (within the meaning of section 157 of the *Planning, Development and Infrastructure Act 2016*) that no further action is required?

*YES/NO

If YES, give details of the following:

1. the actions required to remediate the risk (if known):

2. the estimated costs of remediation (if known):

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†Particulars relating to court or tribunal process

If process has issued out of any court or tribunal in relation to a claim—

(a) that is stated to affect the land or the value of which is \$5 000 or more; and

(b) that presently affects (or may prospectively affect) title to, or the possession or enjoyment of, the land,

the vendor must provide the following particulars:

1 Name of court or tribunal:

2 Names of parties:

3 Nature of claim:

4 Amount of claim (if applicable):

5 Amount of judgment (if applicable):

6 Name of judgment creditor (if applicable):

Form 2 - Vendor's Statement (section 8) Land and Business (Sale and Conveyancing) Act 1994



†Particulars relating to land irrigated or drained under Irrigation Acts

†1—Land irrigated or drained under *Irrigation Act 2009*

If the land is land in respect of which water is supplied or delivered, or is drained, through an irrigation or drainage system provided by an irrigation trust under the *Irrigation Act 2009*—

(a) has the trust given notice under section 40 of that Act in respect of the land? *YES / NO

if YES, specify—

(i) the date on which notice was given: / /

(ii) the requirements of the notice:

(iii) the amount (if any) payable under section 40(7) of the Act: \$

(b) has the trust given notice under section 50 of that Act? *YES / NO

if YES, specify—

(i) the date on which notice was given: / /

(ii) the amount payable (including interest, if any): \$

†2—Land irrigated or drained under *Renmark Irrigation Trust Act 2009*

If the land is land in respect of which water is supplied or delivered, or is drained, through an irrigation or drainage system provided by the Renmark Irrigation Trust under the *Renmark Irrigation Trust Act 2009*—

(a) has the Trust given notice under section 41 of that Act in respect of the land? *YES / NO

if YES, specify—

(i) the date on which notice was given: / /

(ii) the requirements of the notice:

(iii) the amount (if any) payable under section 41(7) of the Act: \$

(b) has the Trust given notice under section 52 of that Act in respect of the land? *YES / NO

if YES, specify—

(i) the date on which notice was given: / /

(ii) the amount payable (including interest, if any): \$