



VICTORIA GOVERNMENT GAZETTE

Published by Authority

[Registered at the General Post Office, Melbourne, for transmission by post as a newspaper.]

No. 45]

FRIDAY, MAY 30

[1958

LAND ACT 1928.

*At the Executive Council Chamber, Melbourne, the
twenty-seventh day of May, 1958.*

PRESENT:

His Excellency the Governor of Victoria.

Mr. Petty

Mr. Porter.*

HIS Excellency the Governor of the State of Victoria, by and with the advice of the Executive Council thereof, and in pursuance of the powers contained in the *Land Act 1928* and all other powers hereunto enabling, doth hereby make the following amendments of the Regulations under the *Land Act 1928* made on the fifth day of August, 1930, to take effect as on and from the second day of June, 1958.

A. For Chapter XVIII of the said Regulations there shall be substituted the following Chapter:—

“CHAPTER XVIII.—CROWN GRANTS.

1. Crown Grants of land (other than land in the Mallee country or lands acquired by the Crown for purposes of Closer Settlement) sold by auction or licensed or leased after the date of the coming into operation of the *Land Act 1928* shall be—

- (a) in the ordinary case in the form prescribed in Schedule 87;
- (b) in the case where the condition under section 81 of the *Land Act 1928* is appropriate in the form prescribed in Schedule 88;
- (c) in the case of a grant under section 175 of the *Land Act 1928* in the form prescribed in Schedule 89; and
- (d) in the case of swamp lands in the form prescribed in Schedule 90—

and shall be subject to such other exceptions reservations covenants and conditions as the Governor in Council may in any particular case, direct.

2. Crown Grants of lands in the Mallee country, leased as selection purchase allotments under Division 1, Part II. of the *Land Act* 1928 shall be in the form prescribed in Schedule 91 hereto and shall be subject to such other exceptions, reservations, covenants and conditions as the Governor in Council may in any particular case, direct.

3. Crown Grants of lands in the Mallee country sold by auction on or after the date of coming into operation of the *Land Act* 1928 or of lands in the Mallee country situate in any city, town, borough or proclaimed as a township shall be in the form prescribed in Schedule 92 hereto and shall be subject to such other exceptions, reservations, covenants and conditions as the Governor in Council may in any particular case, direct.

Township of Wonthaggi Land.

4. Crown grants of land leased as residence sites and acquired by virtue of the provisions of section 333 of the *Land Act* 1928 shall be in the form prescribed in Schedule 93 hereto, and shall be subject to such other exceptions, reservations, covenants, and conditions as the Governor in Council may in any particular case, direct.

5. Crown Grants of lands leased as business sites and acquired by virtue of the provisions of section 333 of the *Land Act* 1928 shall be in the form prescribed in Schedule 94 hereto, and shall be subject to such other exceptions as the Governor in Council may in any particular case, direct.

6. Crown Grants of lands acquired by virtue of the provisions of sections 334 and 335 of the *Land Act* 1928 shall be in the form prescribed in Schedule 95 hereto, and shall be subject to such other exceptions, reservations, covenants and conditions as the Governor in Council may in any particular case, direct."

B. In the list of Schedules following Chapter XXI. of the said Regulations, for Items 87 to 98 both inclusive, there shall be substituted the following items:—

- " 87 Crown Grant—ordinary.
- 88 Crown Grant—with condition section 81.
- 89 Crown Grant—section 175.
- 90 Crown Grant—swamp lands.
- 91 Crown Grant—Mallee country—section 205.
- 92 Crown Grant—Mallee country—other than section 205.
- 93 Crown Grant—Wonthaggi (not to be used for trade, business or calling).
- 94 Crown Grant—Wonthaggi (site for trade, business or calling).
- 95 Crown Grant—Wonthaggi (dwelling only)."

SCHEDULE 87.

Entered in the Register Book.

Vol. Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in Our State of Victoria the grantee hereinafter named ha duly paid the sum of

and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee ") the surface and down to the depth of fifty feet below the surface of all that piece of land in the said State containing

delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

(a) the reservation to us our heirs and successors of—

- (i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");

- (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
- (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act 1928*;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon

To hold unto the grantee in fee simple.

Dated the _____ day of _____ being the date
 One thousand nine hundred and _____
 on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 88.

Mining Condition.

Entered in the Register Book.

Vol. Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in Our State of Victoria the grantee hereinafter named has duly paid the sum of _____ and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee") the surface and down to the depth of fifty feet below the surface of all that piece of land in the said State containing _____ delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

- (a) the reservation to us our heirs and successors of—
 - (i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");
 - (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
 - (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act 1928*;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that neither the grantee nor anyone claiming through or under him shall be entitled to any compensation in respect of any damage done to the said land or any improvements thereon by mining

therein or thereon within the meaning of the *Mines Act 1928* or of any Act for the time being in force relating to mining or by the cutting or removing of any timber thereon or therefrom for the purpose of mining as aforesaid or for any purpose authorized by that Act.

To hold unto the grantee in fee simple.

Dated the day of

One thousand nine hundred and being the date
on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 89.

Entered in the Register Book.

Section 175.

Vol.

Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in Our State of Victoria the grantee hereinafter named ha duly paid the sum of

and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee ") the surface and down to the depth of fifty feet below the surface of all that piece of land in the said State containing

delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

(a) the reservation to us our heirs and successors of—

(i) all gold silver petroleum uranium thorium and minerals within the meaning of the *Mines Acts* (hereinafter called "the reserved minerals");

(ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;

(iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;

(b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act 1928*;

(c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands;

(d) the condition that neither the grantee nor any one claiming through or under h shall be entitled to any compensation in respect of damage to be done to any part of the land hereby granted or to any improvements thereon by mining therein or thereon within the meaning of the *Mines Act 1928*.

To hold unto the grantee in fee simple.

Dated the day of

One thousand nine hundred and being the date
on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 90.

Entered in the Register Book.

Vol. Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in Our State of Victoria the grantee hereinafter named ha duly paid the sum of and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee ") the surface and down to the depth of fifty feet below the surface of all that piece of land in the said State containing delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

- (a) the reservation to us our heirs and successors of—
 - (i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");
 - (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
 - (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act* 1928;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act* 1928 or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon;
- (d) the condition that the owner or owners for the time being of the said land shall to the satisfaction of The Board of Land and Works keep open and free from obstruction—
 - (i) all canals channels cuts ditches drains sewers water-courses and works on the said land; and
 - (ii) all portions (within one hundred and thirty-two feet from the said land) of any drains upon any road or reservation abutting on any part of the said land;
- (e) the right of the said Board whenever in its opinion it is necessary for the effective draining of any other land to grant upon such terms and conditions and subject to such qualifications as it thinks fit authority to the owner or occupier of that other land to cut and use a drain through the land hereby granted the drain to run parallel with and where practicable within ten links of a boundary line of the land hereby granted the owner or owners for the time being of which shall not be entitled to receive or be paid any compensation by reason of the cutting or using of the drain as aforesaid.

To hold unto the grantee in fee simple.

Dated the day of being the date
One thousand nine hundred and became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 91.

Mallee Country.

Subject to Section 205
of the *Land Act* 1928.

Entered in the Register Book.

Vol. Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in that portion of Our State of Victoria known as the Mallee country the grantee hereinafter named ha duly paid the sum of and become entitled to this Grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto (hereinafter called "the grantee ") the surface and down to the depth of fifty feet below the surface of all that piece of land in the Mallee country in the said State containing delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

- (a) the reservation to us our heirs and successors of—
- (i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");
 - (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
 - (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act* 1928;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act* 1928 or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon;
- (d) the conditions that—
- (i) the owner or owners for the time being of the said land shall as and where The Board of Land and Works (hereinafter called "the Board") may direct and to its satisfaction protect or cause to be protected from fire or any other destruction whatsoever all indigenous trees growing upon an area of not less than three per centum of the area of the said land Provided that the Board may if it thinks fit by writing under its seal in lieu of this condition permit the planting as and where the Board may direct and to its satisfaction of a like area with trees of such kind or kinds in such manner and in such numbers as may be prescribed by regulation made by the Governor of Our said State in Council;
 - (ii) in the event of any breach of the condition hereinbefore contained we our heirs and successors may at any time re-enter upon and hold possess and enjoy the said land as fully and effectually as if this Grant had never been made provided always that any breach as aforesaid may be waived by the Governor of Our said State in Council if the owner or owners or any mortgagee or lienee of the said land shall comply with the requirements of the said condition to the satisfaction of the Board within twelve months after notice in writing under the seal of the Board of the occurrence of the breach.

To hold unto the grantee in fee simple.

Dated the day of
One thousand nine hundred and being the date
on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

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SCHEDULE 92.

Mallee Country.

Entered in the Register Book.
Vol. Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in that portion of Our State of Victoria known as the Mallee country the grantee hereinafter named ha duly paid the sum of and become entitled to this Grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto (hereinafter called "the grantee ") the surface and down to the depth of fifty feet below the surface of all that piece of land in the Mallee country in the said State containing delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

- (a) the reservation to us our heirs and successors of—
- (i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");
 - (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
 - (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act 1928*;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon

To hold unto the grantee in fee simple.

Dated the day of being the date
One thousand nine hundred and day of being the date
on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 93.

Entered in the Register Book.
Vol. Fol.

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in the Township of Wonthaggi in Our State of Victoria the grantee hereinafter named ha duly paid the sum of and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee ") the surface and down to the depth of feet below the surface of all that piece of land in the said State containing delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

- (a) the reservation to us our heirs and successors of—
- (i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");

- (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
- (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act 1928*;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon;
- (d) the condition that neither the land hereby granted nor any part thereof shall or will be at any time used for the purpose of any trade business or calling.

To hold unto the grantee in fee simple.

Dated the _____ day of _____ being the date
 One thousand nine hundred and _____
 on which the grantee became entitled to this Grant.
 In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 94.

Entered in the Register Book.
 Vol. _____ Fol. _____

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in the Township of Wonthaggi in Our State of Victoria the grantee hereinafter named ha duly paid the sum of _____ and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee ") the surface and down to the depth of _____ feet below the surface of all that piece of land in the said State containing delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

- (a) the reservation to us our heirs and successors of—
 - (i) all gold silver petroleum uranium thorium and minerals within the meaning of the *Mines Acts* (hereinafter called "the reserved minerals");
 - (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
 - (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 168 of the *Land Act 1928*;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon;

(d) the condition that the land hereby granted shall be used as a site for the purpose of some trade business or calling only and for no other purpose whatsoever (but portion of the said premises may be used as a dwelling in connexion with any of the aforesaid purposes).

To hold unto the grantee in fee simple.

Dated the _____ day of _____
One thousand nine hundred and _____ being the date
on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

SCHEDULE 95.

Entered in the Register Book.

Vol. _____ Fol. _____

Assistant Registrar of Titles.

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 whereas pursuant to the law relating to the sale and occupation of Crown lands in the Township of Wonthaggi in Our State of Victoria the grantee hereinafter named ha _____ duly paid the sum of _____ and become entitled to this grant now know ye that in consideration of the said sum and in pursuance of the said law we do hereby grant unto

(hereinafter called "the grantee") the surface and down to the depth of _____ feet below the surface of all that piece of land in the said State containing _____ delineated and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this grant had been made without any limitation as to depth provided that this grant is made subject to—

(a) the reservation to us our heirs and successors of—

(i) all gold silver petroleum uranium thorium and minerals within the meaning of the Mines Acts (hereinafter called "the reserved minerals");

(ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;

(iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;

(b) the right to resume the said land for mining purposes pursuant to section 158 of the *Land Act 1928*;

(c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon;

(d) the condition that the land hereby granted shall be used as a site for a dwelling only.

To hold unto the grantee in fee simple.

Dated the _____ day of _____
One thousand nine hundred and _____ being the date
on which the grantee became entitled to this Grant.

In witness whereof His Excellency

Governor of the State of Victoria and its Dependencies by and with the advice of the Executive Council thereof has caused this Grant to be sealed at Melbourne with the Seal of the said State.

(L.S.)

NOTE.—The bearings and measurements are approximately given in this plan. The measurements are in links.

And the Honorable Keith Hector Turnbull, Her Majesty's Commissioner of Crown Lands and Survey for the State of Victoria, shall give the necessary directions herein accordingly.

His Excellency the Governor of Victoria.

N. G. WISHART,

Acting Clerk of the Executive Council.

By Authority: W. M. HOUSTON, Government Printer, Melbourne.

