



Seller disclosure statement

Property Law Act 2023 section 99

Form 2, Version 1 | Effective from: 1 August 2025

WARNING TO BUYER – This statement contains important legal and other information about the property offered for sale. You should read and satisfy yourself of the information in this statement before signing a contract. You are advised to seek legal advice before signing this form. You should not assume you can terminate the contract after signing if you are not satisfied with the information in this statement.

WARNING – You must be given this statement before you sign the contract for the sale of the property.

This statement does not include information about:

- » flooding or other natural hazard history
- » structural soundness of the building or pest infestation
- » current or historical use of the property
- » current or past building or development approvals for the property
- » limits imposed by planning laws on the use of the land
- » services that are or may be connected to the property
- » the presence of asbestos within buildings or improvements on the property.

You are encouraged to make your own inquiries about these matters before signing a contract. You may not be able to terminate the contract if these matters are discovered after you sign.

Part 1 – Seller and property details

Seller **KATHLEEN NEIRIDA WOCH**

Property address
(referred to as the "property" in this statement)

262 FRANKLIN ROAD, WATTLE CAMP QLD 4615

Lot on plan description **8/RP177111**

Community titles scheme or BUGTA scheme:

Is the property part of a community titles scheme or a BUGTA scheme:

Yes

No

If Yes, refer to Part 6 of this statement for additional information

If No, please disregard Part 6 of this statement as it does not need to be completed

Part 2 – Title details, encumbrances and residential tenancy or rooming accommodation agreement

Title details

The seller gives or has given the buyer the following—

A title search for the property issued under the *Land Title Act 1994* showing interests registered under that Act for the property. **Yes**

A copy of the plan of survey registered for the property. **Yes**

<p>Registered encumbrances</p>	<p>Registered encumbrances, if any, are recorded on the title search, and may affect your use of the property. Examples include easements, statutory covenants, leases and mortgages.</p> <p>You should seek legal advice about your rights and obligations before signing the contract.</p>
<p>Unregistered encumbrances (excluding statutory encumbrances)</p>	<p>There are encumbrances not registered on the title that will continue <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No to affect the property after settlement.</p> <p>Note—If the property is part of a community titles scheme or a BUGTA scheme it may be subject to and have the benefit of statutory easements that are NOT required to be disclosed.</p> <p>Unregistered lease (if applicable)</p> <p>If the unregistered encumbrance is an unregistered lease, the details of the agreement are as follows:</p> <ul style="list-style-type: none"> » the start and end day of the term of the lease: <input type="text"/> » the amount of rent and bond payable: <input type="text"/> » whether the lease has an option to renew: <input type="text"/> <p>Other unregistered agreement in writing (if applicable)</p> <p>If the unregistered encumbrance is created by an agreement in writing, and is not an unregistered lease, a copy of the agreement is given, together with relevant plans, if any. <input type="checkbox"/> Yes</p> <p>Unregistered oral agreement (if applicable)</p> <p>If the unregistered encumbrance is created by an oral agreement, and is not an unregistered lease, the details of the agreement are as follows:</p> <div style="border: 1px solid black; height: 100px; width: 100%;"></div>
<p>Statutory encumbrances</p>	<p>There are statutory encumbrances that affect the property. <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p><i>If Yes, the details of any statutory encumbrances are as follows:</i></p> <div style="border: 1px solid black; padding: 5px;"> <p>NBN infrastructure along the boundary with Franklin Road and Wattle Camp Road. NBN infrastructure in the north-western portion of the property. See the attached plans.</p> </div>
<p>Residential tenancy or rooming accommodation agreement</p>	<p>The property has been subject to a residential tenancy agreement or a rooming accommodation agreement under the <i>Residential Tenancies and Rooming Accommodation Act 2008</i> during the last 12 months. <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, when was the rent for the premises or each of the residents' rooms last increased? <i>(Insert date of the most recent rent increase for the premises or rooms)</i> <input type="text"/></p> <p>Note—Under the <i>Residential Tenancies and Rooming Accommodation Act 2008</i> the rent for a residential premises may not be increased earlier than 12 months after the last rent increase for the premises.</p> <p>As the owner of the property, you may need to provide evidence of the day of the last rent increase. You should ask the seller to provide this evidence to you prior to settlement.</p>

Part 3 – Land use, planning and environment

WARNING TO BUYER – You may not have any rights if the current or proposed use of the property is not lawful under the local planning scheme. You can obtain further information about any planning and development restrictions applicable to the lot, including in relation to short-term letting, from the relevant local government.

Zoning	The zoning of the property is <i>(Insert zoning under the planning scheme, the Economic Development Act 2012; the Integrated Resort Development Act 1987; the Mixed Use Development Act 1993; the State Development and Public Works Organisation Act 1971 or the Sanctuary Cove Resort Act 1985, as applicable)</i> : <div style="border: 1px solid black; padding: 5px; margin-top: 5px;">Rural Zone</div>	
Transport proposals and resumptions	The lot is affected by a notice issued by a Commonwealth, State or local government entity and given to the seller about a transport infrastructure proposal* to: locate transport infrastructure on the property; or alter the dimensions of the property.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
	The lot is affected by a notice of intention to resume the property or any part of the property.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
	<i>If Yes, a copy of the notice, order, proposal or correspondence must be given by the seller.</i>	
<i>* Transport infrastructure has the meaning defined in the Transport Infrastructure Act 1994. A proposal means a resolution or adoption by some official process to establish plans or options that will physically affect the property.</i>		
Contamination and environmental protection	The property is recorded on the Environmental Management Register or the Contaminated Land Register under the <i>Environmental Protection Act 1994</i> .	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
	The following notices are, or have been, given:	
	A notice under section 408(2) of the <i>Environmental Protection Act 1994</i> (for example, land is contaminated, show cause notice, requirement for site investigation, clean up notice or site management plan).	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
	A notice under section 369C(2) of the <i>Environmental Protection Act 1994</i> (the property is a place or business to which an environmental enforcement order applies).	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
	A notice under section 347(2) of the <i>Environmental Protection Act 1994</i> (the property is a place or business to which a prescribed transitional environmental program applies).	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Trees	There is a tree order or application under the <i>Neighbourhood Disputes (Dividing Fences and Trees) Act 2011</i> affecting the property. <i>If Yes, a copy of the order or application must be given by the seller.</i>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Heritage	The property is affected by the <i>Queensland Heritage Act 1992</i> or is included in the World Heritage List under the <i>Environment Protection and Biodiversity Conservation Act 1999</i> (Cwlth).	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Flooding	Information about whether the property is affected by flooding or another natural hazard or within a natural hazard overlay can be obtained from the relevant local government and you should make your own enquires. Flood information for the property may also be available at the FloodCheck Queensland portal or the Australian Flood Risk Information portal.	
Vegetation, habitats and protected plants	Information about vegetation clearing, koala habitats and other restrictions on development of the land that may apply can be obtained from the relevant State government agency.	

Part 4 – Buildings and structures

WARNING TO BUYER – The seller does not warrant the structural soundness of the buildings or improvements on the property, or that the buildings on the property have the required approval, or that there is no pest infestation affecting the property. You should engage a licensed building inspector or an appropriately qualified engineer, builder or pest inspector to inspect the property and provide a report and also undertake searches to determine whether buildings and improvements on the property have the required approvals.

Swimming pool	There is a relevant pool for the property.	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
	If a community titles scheme or a BUGTA scheme – a shared pool is located in the scheme.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
	Pool compliance certificate is given.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
	OR Notice of no pool safety certificate is given.	<input type="checkbox"/> Yes	<input type="checkbox"/> No

Unlicensed building work under owner builder permit	Building work was carried out on the property under an owner builder permit in the last 6 years.	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
	<i>A notice under section 47 of the Queensland Building and Construction Commission Act 1991 must be given by the seller and you may be required to sign the notice and return it to the seller prior to signing the contract.</i>		

Notices and orders	There is an unsatisfied show cause notice or enforcement notice under the <i>Building Act 1975</i> , section 246AG, 247 or 248 or under the <i>Planning Act 2016</i> , section 167 or 168.	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
	The seller has been given a notice or order, that remains in effect, from a local, State or Commonwealth government, a court or tribunal, or other competent authority, requiring work to be done or money to be spent in relation to the property.	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
	<i>If Yes, a copy of the notice or order must be given by the seller.</i>		

Building Energy Efficiency Certificate	If the property is a commercial office building of more than 1,000m ² , a Building Energy Efficiency Certificate is available on the Building Energy Efficiency Register.
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Asbestos	The seller does not warrant whether asbestos is present within buildings or improvements on the property. Buildings or improvements built before 1990 may contain asbestos. Asbestos containing materials (ACM) may have been used up until the early 2000s. Asbestos or ACM may become dangerous when damaged, disturbed, or deteriorating. Information about asbestos is available at the Queensland Government Asbestos Website (asbestos.qld.gov.au) including common locations of asbestos and other practical guidance for homeowners.
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Part 5 – Rates and services

WARNING TO BUYER – The amount of charges imposed on you may be different to the amount imposed on the seller.

Rates

Whichever of the following applies—

The total amount payable* for all rates and charges (without any discount) for the property as stated in the most recent rate notice is:

Amount: Date Range:

OR

The property is currently a rates exempt lot.**

OR

The property is not rates exempt but no separate assessment of rates is issued by a local government for the property.

*Concessions: A local government may grant a concession for rates. The concession will not pass to you as buyer unless you meet the criteria in section 120 of the *Local Government Regulation 2012* or section 112 of the *City of Brisbane Regulation 2012*.

** An exemption for rates applies to particular entities. The exemption will not pass to you as buyer unless you meet the criteria in section 93 of the *Local Government Act 2009* or section 95 of the *City of Brisbane Act 2010*.

Water

Whichever of the following applies—

The total amount payable as charges for water services for the property as indicated in the most recent water services notice* is:

Amount: Date Range:

OR

There is no separate water services notice issued for the lot; however, an estimate of the total amount payable for water services is:

Amount: Date Range:

* A water services notices means a notice of water charges issued by a water service provider under the *Water Supply (Safety and Reliability) Act 2008*.

Part 6 – Community titles schemes and BUGTA schemes

(If the property is part of a community titles scheme or a BUGTA scheme this Part must be completed)

WARNING TO BUYER – If the property is part of a community titles scheme or a BUGTA scheme and you purchase the property, you will become a member of the body corporate for the scheme with the right to participate in significant decisions about the scheme and you will be required to pay contributions towards the body corporate’s expenses in managing the scheme. You will also be required to comply with the by-laws. By-laws will regulate your use of common property and the lot.

For more information about living in a body corporate and your rights and obligations, contact the Office of the Commissioner for Body Corporate and Community Management.

<p>Body Corporate and Community Management Act 1997</p>	<p>The property is included in a community titles scheme. (If Yes, complete the information below)</p>	<p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>
<p>Community Management Statement</p>	<p>A copy of the most recent community management statement for the scheme as recorded under the <i>Land Title Act 1994</i> or another Act is given to the buyer.</p> <p>Note—If the property is part of a community titles scheme, the community management statement for the scheme contains important information about the rights and obligations of owners of lots in the scheme including matters such as lot entitlements, by-laws and exclusive use areas.</p>	<p><input type="checkbox"/> Yes</p>
<p>Body Corporate Certificate</p>	<p>A copy of a body corporate certificate for the lot under the <i>Body Corporate and Community Management Act 1997</i>, section 205(4) is given to the buyer.</p> <p>If No— An explanatory statement is given to the buyer that states:</p> <ul style="list-style-type: none"> » a copy of a body corporate certificate for the lot is not attached; and » the reasons under section 6 of the <i>Property Law Regulation 2024</i> why the seller has not been able to obtain a copy of the body corporate certificate for the lot. 	<p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p><input type="checkbox"/> Yes</p>
<p>Statutory Warranties</p>	<p>Statutory Warranties—If you enter into a contract, you will have implied warranties under the <i>Body Corporate and Community Management Act 1997</i> relating to matters such as latent or patent defects in common property or body corporate assets; any actual, expected or contingent financial liabilities that are not part of the normal operating costs; and any circumstances in relation to the affairs of the body corporate that will materially prejudice you as owner of the property. There will be further disclosure about warranties in the contract.</p>	
<p>Building Units and Group Titles Act 1980</p>	<p>The property is included in a BUGTA scheme (If Yes, complete the information below)</p>	<p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>
<p>Body Corporate Certificate</p>	<p>A copy of a body corporate certificate for the lot under the <i>Building Units and Group Titles Act 1980</i>, section 40AA(1) is given to the buyer.</p> <p>If No— An explanatory statement is given to the buyer that states:</p> <ul style="list-style-type: none"> » a copy of a body corporate certificate for the lot is not attached; and » the reasons under section 7 of the <i>Property Law Regulation 2024</i> why the seller has not been able to obtain a copy of the body corporate certificate for the lot. <p>Note—If the property is part of a BUGTA scheme, you will be subject to by-laws approved by the body corporate and other by-laws that regulate your use of the property and common property.</p>	<p><input type="checkbox"/> Yes <input type="checkbox"/> No</p> <p><input type="checkbox"/> Yes</p>

Signatures – SELLER

Signed by:


Signature of seller

Leeann Walker as attorney for Kathleen Neirida Woch signed under Registered Enduring Power of Attorney No. 724292490. The Attorney confirms they have no received any notice of revocation prior to execution.

Name of Seller

Signature of seller

Name of Seller

12/3/2026

Date

Date

Signatures – BUYER

By signing this disclosure statement the buyer acknowledges receipt of this disclosure statement before entering into a contract with the seller for the sale of the lot.

Signature of buyer

Signature of buyer

Name of buyer

Name of buyer

Date

Date



Queensland Titles Registry Pty Ltd
ABN 23 648 568 101

Title Reference:	16122161	Search Date:	10/03/2026 17:01
Date Title Created:	18/05/1981	Request No:	55356259
Previous Title:	15930188		

ESTATE AND LAND

Estate in Fee Simple

LOT 8 REGISTERED PLAN 177111

Local Government: SOUTH BURNETT

REGISTERED OWNER

Dealing No: 723541885 18/09/2024

KATHLEEN NEIRIDA WOCH

EASEMENTS, ENCUMBRANCES AND INTERESTS

- Rights and interests reserved to the Crown by
Deed of Grant No. 12152023 (POR 34V)
- MORTGAGE No 710052649 27/10/2006 at 12:16
PERPETUAL TRUSTEE COMPANY LIMITED A.C.N. 000 001 007

ADMINISTRATIVE ADVICES

NIL

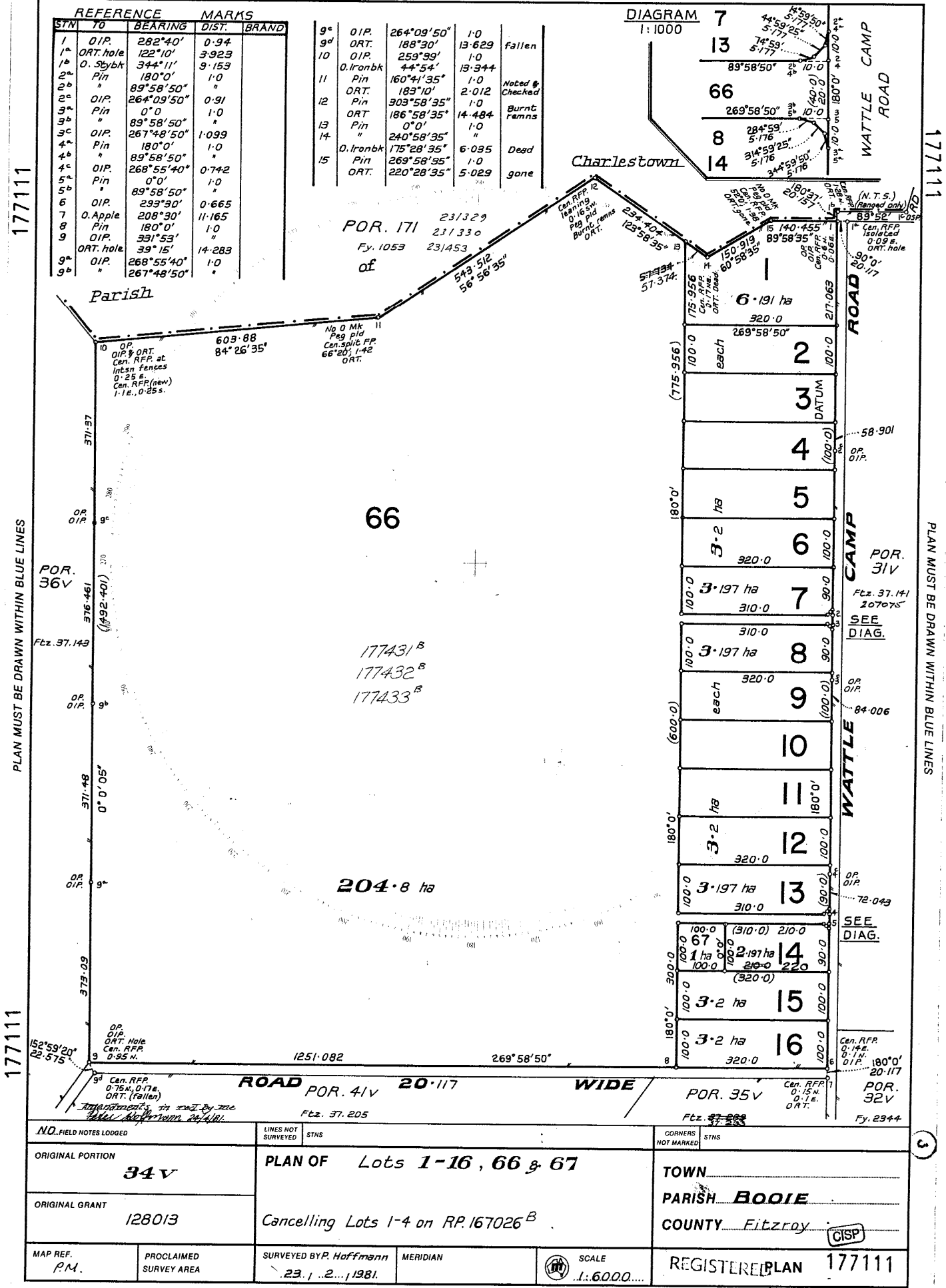
UNREGISTERED DEALINGS

NIL

Caution - Charges do not necessarily appear in order of priority

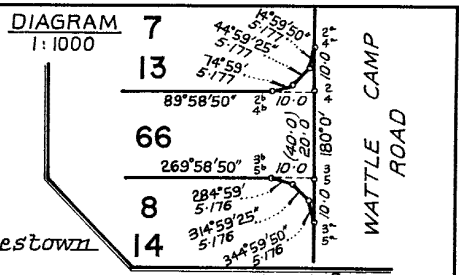
** End of Current Title Search **

WARNING—FOLDING OR MUTILATING WILL LEAD TO REJECTION—PLAN MAY BE ROLLED



STN	TO	BEARING	DIST.	BRAND
1	O.P.	282°40'	0.94	
1 ^a	ORT. hole	122°10'	3.923	
1 ^b	O. Symbk	344°11'	3.153	
2 ^a	Pin	180°0'	1.0	
2 ^b	"	89°58'50"	"	
2 ^c	O.P.	26°09'50"	0.91	
3 ^a	Pin	0°0'	1.0	
3 ^b	"	89°58'50"	"	
3 ^c	O.P.	267°48'50"	1.099	
4 ^a	Pin	180°0'	1.0	
4 ^b	"	89°58'50"	"	
4 ^c	O.P.	268°55'40"	0.742	
5 ^a	Pin	0°0'	1.0	
5 ^b	"	89°58'50"	"	
6	O.P.	293°30'	0.665	
7	O. Apple	208°30'	11.165	
8	Pin	180°0'	1.0	
9	O.P.	331°53'	1.0	
9 ^a	ORT. hole	39°15'	14.283	
9 ^b	O.P.	268°55'40"	1.0	
9 ^c	"	267°48'50"	"	

9 ^c	O.P.	264°09'50"	1.0	
9 ^d	ORT.	188°30'	13.629	Fallen
10	O.P.	259°39'	1.0	
10	O. Ironbk	44°54'	13.344	
11	Pin	160°41'35"	1.0	Noted & Checked
11	ORT.	183°10'	2.012	
12	Pin	303°58'35"	1.0	Burnt remains
12	ORT.	186°58'35"	14.484	
13	Pin	0°0'	1.0	
13	ORT.	240°58'35"	"	
14	O. Ironbk	175°28'35"	6.035	Dead
14	Pin	269°58'35"	1.0	
15	ORT.	220°28'35"	5.029	gone



POR. 171 23/329
 of Fy. 1053 23/453
 543 512
 56 56 35"

Parish

66

177431^B
 177432^B
 177433^B

204.8 ha

ROAD POR. 41V 20'117 WIDE

POR. 35V

POR. 32V

NO. FIELD NOTES LODGED		LINES NOT SURVEYED		STNS		CORNERS NOT MARKED		STNS			
ORIGINAL PORTION 34V		PLAN OF Lots 1-16, 66 & 67								TOWN _____	
ORIGINAL GRANT 128013		Cancelling Lots 1-4 on RP.167026 ^B								PARISH BOOIE	
MAP REF. P.M.		PROCLAIMED SURVEY AREA		SURVEYED BY P. Hoffmann		MERIDIAN		SCALE 1:6000		REGISTERED PLAN 177111	
				23.1.2019						COUNTY Fitzroy	

CERTIFICATE

FOR TITLES OFFICE USE ONLY

I, Peter D'Rohan Hoffmann hereby certify that I have personally surveyed the land comprised in this plan that the plan is accurate, that the said survey was performed in accordance with the 'Surveyors Act 1977' and the 'Surveyors Regulations 1978' and that the said survey was completed on 23.2.1981.

Previous Title CT 5930-186 Lot 1 167026 B CT 5930-187 Lot 2 167026 B CT 5930-188 Lot 3 167026 B CT 5930-189 Lot 4 167026 B Lot 66 (part) See Plan N° 177431 B Lot 66 (part) See Plan N° 177432 B Lot 66 (bal) See Plan N° 177433 B

Peter Hoffmann Signature of Licensed Surveyor.

Date 23 February 1981

Allocations In CT 5930-186 Lots 13-16 & 66 & 67 In CT 5930-187 Lots 9-13 & 66 In CT 5930-188 Lots 4-9 & 66 In CT 5930-189 Lots 1-4 & 66

177111

Council of the SHIRE of NANANGO certifies that all the requirements of this Council, the Local Government Acts of 1936 to 19 and all By-Laws have been complied with and approves this Plan of Subdivision.

Dated this 3TH day of APRIL 1981

Mayor or Chairman Town or Shire Clerk

I/We Wacal Investments Pty. Ltd. as proprietor/s of this land, agree to this Plan and dedicate the new roads shown hereon to public use.

Signature of Proprietor/s

The Common Seal of WACAL INVESTMENTS PTY. LTD. was hereunto set and affixed in the presence of WARREN WAYNE WASHINGTON a Director thereof and JONELLE ALEXIA RICHARDS a person duly authorised to sign the affixation of the Seal



Now CT Part table with columns for (Book/Volume), Vol., and Folio. Includes handwritten entries like 6122, 134, 160, 170.

For Additional Plan & Document Notings Refer to CISP

Lodged by LEO HIND AND A MARSHALL G.P.O. Box 79 BRISBANE

Fees Payable table: Postal fee and Postage 97.00, Lodgt, Exam. & Ass. 97.00, Entd. on Docs. 255, New Title 225.00, Entd. on Deeds 24.00, Photo Fee 4.00, Total 638.00, Short Fees Paid.

Received Registrar of Titles Journal No. G349427 Receipt No. 59983

Plan awaits attention to register to Plans 177431-3. All 30-4-81

177111

Calc. Bk. No. 318101 Examined 27/4/81 Passed 27/4/81 Charted 12/5/81 Map Ref. P.M.

Particulars entered in Register Book Vol. 5930 Folio 186 to 189

7 MAY 1981 at 5.50 ACTING REGISTRAR OF TITLES

RECEIVED APR 13 9 45 AM '81

BOUNDARIES

PARCEL DETAILS 1 OF 1

Lot Plan Number	8RP177111
Locality	WATTLE CAMP
Property Address	262 Franklin Road WATTLE CAMP QLD 4615
Land Address	262 Franklin Road WATTLE CAMP QLD 4615

TOWN PLANNING ZONING

Locality	Wattle Camp
Zoning	Rural

Zoning Details

The purpose of the rural zone code is to-

- (a) provide for rural uses and activities;
- (b) provide for other uses and activities that are compatible with (i) existing and future rural uses and activities; and (ii) the character and environmental features of the area; and (c) maintain the capacity of land for rural uses and activities by protecting and managing significant natural resources and processes.

Biodiversity [OM5 Biodiversity](#)

ADDRESS SEARCH LOT PLAN NUMBER SEARCH

Property Address 262 Franklin Road WATTLE CAMP QLD 4615

All underground cables shall be treated as being energised. Where a cable is located that is not represented on the ERGON ENERGY NETWORK BYDA map, then ERGON ENERGY NETWORK shall be contacted immediately.

For Emergency Situations
Please Call 13 16 10



BYDA

Sequence: 269503722
Date: 10/03/2026
Scale: 1:1216
Title No: **OVERVIEW**

LEGEND

- Substation
- Cable Marker
- Pt
- Pole
- Pillar
- LV Cable (up to 11kV)
- HV Cable (11kV - <33kV)
- HV Cable (33kV and over)
- Pt Boundary
- Planned Work Area

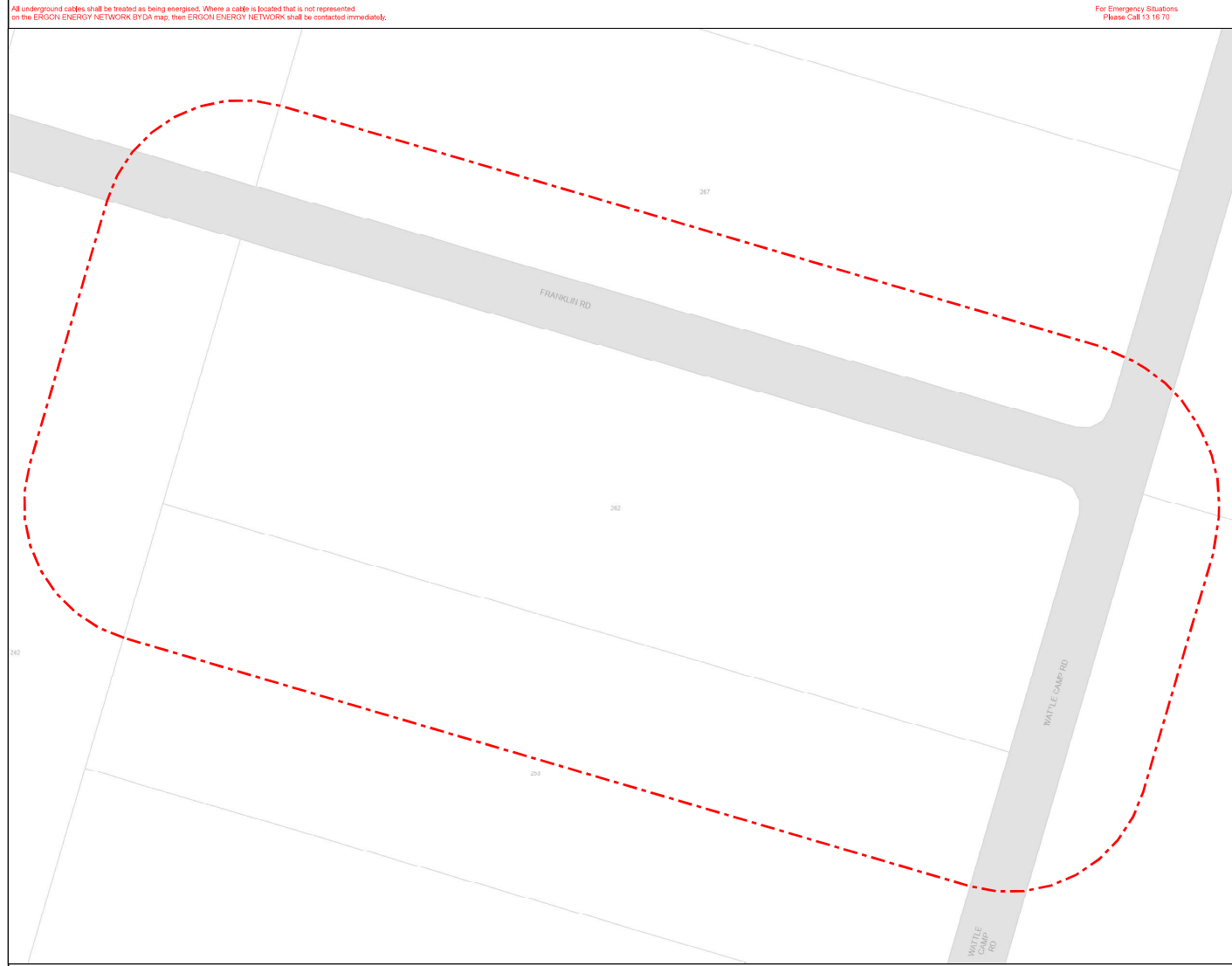
AS5488 Category 'D' Plan



DISCLAIMER: While reasonable measures have been taken to ensure the accuracy of the information contained in this plan response, neither Ergon Energy Network nor Pelican Corp shall have any liability whatsoever in relation to any loss, damage, cost or expense arising from the use of this plan response or the information contained in it or the completeness or accuracy of such information. Use of such information is subject to and constitutes acceptance of these terms.

This output provides details of the ERGON ENERGY NETWORK electrical network. As variations may exist no responsibility is incurred by ERGON ENERGY NETWORK for the accuracy or completeness of the information provided. Exact positions of cables and electrical connectivity should be confirmed on site.

Plans generated 10 Mar 2026 by Pelicancorp TicketAccess Software | www.pelicancorp.com





Department of Transport and Main Roads

Property Search - Advice to Applicant

Property Search reference 998352

Date: 10/03/2026

Search Request reference: 188460977

Applicant details

Applicant: Sian McNamara

sian@goodlawqld.com.au

Buyer: Sellers Disclosure

Search response:

Your request for a property search on Lot 8 on Plan RP177111 at 262 FRANKLIN ROAD, WATTLE CAMP QLD 4615 has been processed.

At this point in time the Department of Transport and Main Roads has no land requirement from the specified property.

Note:

1. Development proposed on this property may require approval under the Planning Act. This may include referral to the State Assessment and Referral Agency for assessment of the impacts to state transport corridors and infrastructure.
2. New or changed access between this property and a state transport corridor will require approval under the Transport Infrastructure Act.
3. To see what other State Government planning has been identified in your area, please refer to the online DA Mapping system. Refer to the State Transport interests under the SARA layers to identify what interests TMR has in your locality.
< <https://planning.dsdmip.qld.gov.au/maps/sara-da>>
4. Any properties located in proximity to a current or future State transport corridor may be affected by noise. For existing corridors, refer to the online SPP interactive mapping system. Select the Information Purposes and refer to the Transport Infrastructure. If the property is located in a mandatory transport noise corridor then Mandatory Part 4.4 of the Queensland Development Code will apply.
< <https://planning.dsdmip.qld.gov.au/maps/spp>>

Disclaimer:

Any information supplied by this Department of Transport and Main Roads' (TMR) property search is provided on the basis that you will use your own judgement to independently evaluate, assess and verify the information's completeness, suitability, purpose and usefulness.

Without limitation, TMR is under no liability for any negligence, claim, loss or damage (including consequential or indirect loss or lost time, profits, savings, contracts, revenue, interest, business opportunities, goodwill or damage to reputation) however caused (whether by negligence or otherwise) that may be suffered or incurred or that may arise directly or indirectly out of any act or omission on its part in connection with the use and reliance upon, and the provision of this property search, including loss or damage caused by any delays in providing this property search to the party who requested the information or any errors, misdescriptions, incompleteness and inaccuracies in the information. TMR excludes all warranties, representations, terms, conditions and undertaking in respect of the completeness, quality, accuracy, suitability or fitness of the information contained in this property search for your purpose. You acknowledge that the information provided is indicative only and may be subject to change.

Privacy Statement:

The personal information collected on this property search is required to enable TMR to communicate with you regarding your enquiry. The information recorded will not be disclosed to a third party without your consent or unless required or authorised to do so by law.



Department of the Environment, Tourism, Science and Innovation (DETSI)
ABN 46 640 294 485
GPO Box 2454, Brisbane QLD 4001, AUSTRALIA
www.detsi.qld.gov.au

SEARCH RESPONSE
ENVIRONMENTAL MANAGEMENT REGISTER (EMR)
CONTAMINATED LAND REGISTER (CLR)

InfoTrack PTY LTD
PO Box 10314, Adelaide Street
Brisbane QLD 4001

Transaction ID: 51127089 EMR Site Id: 11 March 2026
Cheque Number:
Client Reference:

This response relates to a search request received for the site:
Lot: 8 Plan: RP177111
262 FRANKLIN RD
WATTLE CAMP

EMR RESULT

The above site is NOT included on the Environmental Management Register.

CLR RESULT

The above site is NOT included on the Contaminated Land Register.

ADDITIONAL ADVICE

All search responses include particulars of land listed in the EMR/CLR when the search was generated.
The EMR/CLR does NOT include:-

1. land which is contaminated land (or a complete list of contamination) if DETSI has not been notified
2. land on which a notifiable activity is being or has been undertaken (or a complete list of activities) if DETSI has not been notified

If you have any queries in relation to this search please email emr.clr.registry@detsi.qld.gov.au

Administering Authority



Seller Disclosure - Contamination Notices



This report provides a search of the public register to support the requirement under the **Property Law Regulation 2024**, of disclosing **contamination and environmental protection notices** under **Part 3 – Land use, planning and environment**, of the **QLD Seller Disclosure Statement**. This report contains records not included in the DETSI contaminated land search (EMR/CLR).

1. Notices Under Section 408(2) No Records Identified

Records of notices under section 408(2) of the Environmental Protection Act 1994.

A search of **Environmental Evaluations** and **Site Investigations** has been undertaken.

Notice No	Notice Type	Location	Date	Status	Documents
No records identified					

*Show Cause Notices, Notices of Decision under Section 394, and Orders under Section 458 are excluded from this search as they are not available on the public register. A separate search of the EMR/CLR will identify sites with **Contaminated Land** or **Site Management Plans under Section 401**.*

2. Notices Under Section 369C(2) No Records Identified

Records of notices under section 369C(2) of the Environmental Protection Act 1994 (the property is a place or business to which an **Environmental Enforcement Order (EEO)** applies). This includes **Environmental Protection Orders, Direction Notices, and Clean-Up Notices**.

Notice No	Notice Type	Location	Date	Status	Documents
No records identified					

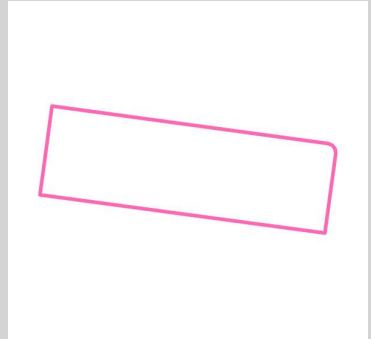
3. Notices Under Section 347(2) No Records Identified

Records of notices under section 347(2) of the Environmental Protection Act 1994 (the property is a place or business to which a **prescribed Transitional Environmental Program (TEP)** applies).

A search of all TEPs has been undertaken, including those that are not prescribed. Prescribed TEPs are those that do not relate to an environmental authority.

Notice No	Notice Type	Location	Date	Status	Documents
No records identified					

LOT/PLAN
Lot 8, RP177111



THINGS TO KNOW

- Seller Responsibility**

This report does not replace the seller's responsibility to accurately complete the Seller Disclosure Statement.

It is important to read and carefully consider each notice before determining whether it needs to be disclosed. You should seek legal advice about your obligations to disclose notices under the Environmental Protection Act 1994 (QLD).

- Notice Types**

Notices identified under section 369C(2) and 347(2) may also apply to Section 408(2).

INTERESTED IN FURTHER INSIGHTS?

This report has been purpose-built to support the Seller Disclosure Statement requirements. For a more comprehensive due diligence search, we recommend the Lotsearch Contaminated Land Search — which identifies additional contamination records for the site and the surrounding area. Visit lotsearch.com.au

CUSTOMER SUPPORT

support@lotsearch.com.au



LOTSEARCH

Spatial Intelligence | Mapping Risk

Seller Disclosure - Contamination Notices

Dataset Listing

The results in this report are based upon the following datasets only:

Dataset Name	Custodian	Supply Date	Currency Date	Update Frequency
Enforcement Actions	QLD Department of Environment, Tourism, Science and Innovation	10/03/2026	10/03/2026	Weekly

Useful Contacts

Lotsearch Pty Ltd
www.lotsearch.com.au
 support@lotsearch.com.au

Department of the Environment, Tourism, Science and Innovation (DETSI), Queensland
<https://www.detsi.qld.gov.au/>
 13 QGOV (13 74 68)

South Burnett Regional
<http://www.southburnett.qld.gov.au/>
 info@southburnett.qld.gov.au
 (07) 4189 9100

[Click for 'Use of Report - Applicable Terms'](#)

Disclaimer:

The purpose of this report is to provide a search of the public register for the site, to support the requirement of disclosing contamination and environmental protection notices under Part 3 - Land use, planning and environment, of the QLD Seller Disclosure Statement, as part of the Property Law Regulation 2024. The report may not identify all the notices required by the relevant disclosure requirements. It does not include a search of the DETSI contaminated land search (EMR/CLR). The report does not replace your responsibility to accurately identify and disclose information relevant to the matters outlined in the Seller Disclosure Statement. You should seek legal advice about your obligations to disclose notices under the Environmental Protection Act 1994 (QLD).

The report does not constitute advice. The report is not a substitute for an on-site inspection or review of other available reports and records. The report is not intended to be, and should not be taken to be, a rating or assessment of the desirability or market value of the property or its features. You should obtain independent advice from a suitably qualified professional or legal practitioner before you make any decision based on the information within the report.

You understand that Lotsearch has defined the site by reference to lot and plan information supplied in the order. You accept that Lotsearch may amend some of the information supplied in the order, to identify the relevant site for the report.

Information provided by public authorities is constantly changing. This report is based on data listed in the Dataset Listing table and reflects a point in time position based on the datasets supplied on the dates given in the report. Report content may change over time. You should always seek an up-to-date report before relying on any of the content.

A link to the detailed terms applicable to the use of this report is available above.



CERTIFICATE OF AFFECT
QUEENSLAND HERITAGE REGISTER

Client Reference: 262479

Certificate Number: CA035659

Result 1 of 1

InfoTrack PTY LTD
PO Box 10314, Adelaide Street

QLD 4001

This is a certificate issued under section 33(1)(b) of the *Queensland Heritage Act 1992* (Heritage Act) as to whether a place is affected by: entry in the Queensland Heritage Register (QHR) as a Queensland heritage place, a current QHR application, or is excluded from entry in the QHR.

RESULT

This response certifies that the place identified as:

Place Ref: None
Place Name: None
Lot: 8 Plan: RP177111
Located at:

is neither on the QHR nor the subject of a QHR application under the Heritage Act.

ADDITIONAL ADVICE

Note: This certificate is valid at the date of issue only

If you have any queries in relation to this search please contact the Heritage Branch on 13QGOV or heritage@des.qld.gov.au.

*Issued on behalf of the Chief Executive,
Department of Environment, Science and Innovation*

Date of issue: 11/03/2026
Receipt No: 6940480

InfoTrack

From: searches@qcat.qld.gov.au [searches@qcat.qld.gov.au]
Sent: Wednesday, 11 March 2026 11:39 AM
To: InfoTrack QLD Property Services
Subject: RE: QCAT Search & Copy - 262479

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognise the sender and know the content is safe.

Queensland Civil and Administrative Tribunal
Register of Proceedings

A request has been made for a copy of any part of the Register of Proceedings kept by the Tribunal in accordance with section 229 of the *Queensland Civil and Administrative Tribunal Act 2009* that relates to the following name:

LEEANN WALKER

You have requested a search of the Register of Proceedings kept by the Tribunal in accordance with section 229 of the Queensland Civil and Administrative Tribunal Act 2009. This search has been limited to proceedings related to neighbour disputes, being proceedings commenced under the following Acts: • Building Act 1975, Chapter 8, Part 2A (dividing fences that are also pool barriers) • Neighbourhood Disputes (Dividing Fences and Trees) Act 2011 • Queensland Civil and Administrative Tribunal Act 2009, Chapter 2, Part 1, Division 2 (minor civil disputes for debt or liquidated demand of money related to dividing fences or trees)

A search has been conducted of the Register of Proceedings for that name. The Register of Proceedings does not contain any information relating to that name.

This information is current as at 26/2/2026.

Queensland Civil and Administrative Tribunal

Please think about the environment before you print this message.

This email and any attachments may contain confidential, private or legally privileged information and may be protected by copyright. You may only use it if you are the person(s) it was intended to be sent to and if you use it in an authorised way. No one is allowed to use, review, alter, transmit, disclose, distribute, print or copy this email without appropriate authority.

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It is your responsibility to ensure that this email does not contain and is not affected by computer viruses, defects or interferences by third parties or replication problems.

Case types / [Tree and fence disputes](#) / [Tree orders register](#)

Tree orders register

The tree orders register shows orders affecting land made under the Neighbourhood Dispute (Dividing Fences and Trees) Act 2011, including who is responsible for carrying out the order and the timeframe.

You can search for a tree order by entering a suburb, street name, order name (e.g. NDR019) or the name of the applicant or respondent in the matter.

The tree orders register shows orders affecting land made under the *Neighbourhood Dispute (Dividing Fences and Trees) Act 2011*, including who is responsible for carrying out the order and the timeframe.

Orders are added to the register within 14 days of the order being made. The tree register does not list tree dispute applications or pending proceedings. To identify existing applications, you can request a [search of the register of proceedings](#).

No results found.

Search for

Submit

Last updated: 22 January 2026



[Login / Sign up](#)



Owner builder register

Lot/Plan number ▼

8

RP 177111



You can search by owner builder number, name, lot/plan number or address.

[Glossary of terms](#)

Sorry, no matching items found.

Pool Register

Property location

 Show Map

Address

262 FRANKLIN RD, WATTLE CAMP QLD 4615

Lot on plan (RPD)

8/RP/177111

Council

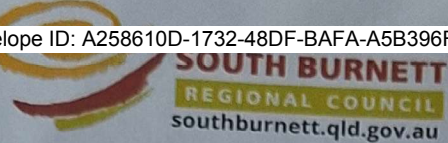
SOUTH BURNETT REGIONAL

Details

No pools are registered for this property.

Back

Register pool

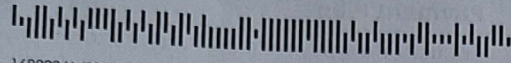


Payment Reference	Due Date	Amount Due
12020509	01/04/2026	\$714.61
If paid after due date		\$797.80

Half Yearly Rate Notice

Rating Year 01/01/2026 to 30/06/2026

ABN 89 972 463 351



168809/A/007858 D-042
 Kathleen N Woch
 262 Franklin Road
 WATTLE CAMP QLD 4615

Issue Date	27/02/2026
Property ID	132810

Registered Owners
 Property Location 262 Franklin Road WATTLE CAMP QLD 4615
 Property Description Lot 8 RP 177111

Rates and Charges	Valuation/units	Rate/charge	Total
Balance as at 01/01/2026			\$0.00
Council			
GENERAL RATE CAT 900 - RURAL RESIDENTIAL	95333	\$0.00715750	\$682.35
WASTE MANAGEMENT LEVY	1	\$122.50	\$122.50
COMMUNITY RESCUE & EVACUATION LEVY	1	\$2.50	\$2.50
RURAL FIRE BRIGADE LEVY	1	\$12.50	\$12.50
Utility Charges			
DOMESTIC WHEELIE BIN	1	\$108.00	\$108.00
WASTE RECYCLING WHEELIE BIN	1	\$41.50	\$41.50
State Government			
STATE EMERGENCY MANAGEMENT LEVY GROUP 2 - CLASS E	1	\$61.50	\$61.50
Total New Rates and Charges			\$1,030.85
Pensioner Rebates			-\$233.05
Interest Charges			\$0.00
Payments and Adjustment*			\$0.00
Total Balance			\$797.80
(If paid on or before due date) Discount			-\$83.19

*Payments received after 18 February 2026 may not be included in this notice

Net Amount Due \$714.61



Payment Options

Payment plan
 If you are having difficulty paying your rates, we're here to help.

Contact us to arrange a payment plan.
 Phone: 1300 789 279 or (07) 4189 9100
 Email: info@sbrc.qld.gov.au



Billers Code: 21386
 Ref: 12020509



Billers Code: 9177
 Ref: 12020509 94

Telephone & Internet Banking - BPAY®
 Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account.
 More info: www.bpay.com.au

Pay in person at any Post Office, phone 13 18 16, or go to postbillpay.com.au



*71 177 12020509 94

BOUNDARIES

PARCEL DETAILS 1 OF 1

Lot Plan Number	8RP177111
Locality	WATTLE CAMP
Property Address	262 Franklin Road WATTLE CAMP QLD 4615
Land Address	262 Franklin Road WATTLE CAMP QLD 4615

TOWN PLANNING ZONING

Locality	Wattle Camp
Zoning	Rural

Zoning Details

The purpose of the rural zone code is to-

- (a) provide for rural uses and activities;
- (b) provide for other uses and activities that are compatible with (i) existing and future rural uses and activities; and (ii) the character and environmental features of the area; and (c) maintain the capacity of land for rural uses and activities by protecting and managing significant natural resources and processes.

Biodiversity [OM5 Biodiversity](#)

Property Address: 262 Franklin Road WATTLE CAMP QLD 4615