

INSTRUCTIONS

1. Page 2 of this document may be used:
- 1.1 If insufficient space in any section hereon; Appropriate headings should be shown. The boxed sections should only contain the words "see page...."
- 1.2 To set forth Easements created as appurtenant to the land (commencing with the words "together with"). Reservations created encumbering the land (commencing with the words "reserving to") or any Restrictive Covenant hereby created. Any Sketch contained thereon must be initialed by all parties.
2. If further space is required Additional Sheet form B1 should be used with appropriate headings. Additional Sheets shall be numbered consecutively and bound to this document by staples along the left margin prior to execution by the parties.
3. No alteration should be made by erasure. The words rejected should be scored through and those substituted typed or written above them, the alteration being initialed by the persons signing this document and their witnesses.
4. Duplicate Crown Lease or where issued, the Duplicate Certificate of Title is required to be produced or if held by another party then arrangements must be made for its production. *If a Duplicate Certificate of Title is not required to be re-issued, or if a Duplicate Certificate of Title has not been issued previously but is required to issue subsequent to this document, the written request of the Transferee is required by signing this panel.* Written consent of the First Mortgagee is also required if applicable.

NOTES

1. **DESCRIPTION OF LAND**
Lot and Diagram/Plan/Strata/Survey-Strata Plan number or Location name and number to be stated. Extent - Whole, part or balance of the land comprised in the Certificate of Title to be stated. The Volume and Folio or Crown Lease number, to be stated.
2. **ESTATE AND INTEREST**
State whether Fee Simple, Leasehold or as the case may be in the land being transferred. If share only, specify.
3. **LIMITATIONS, INTERESTS, ENCUMBRANCES and NOTIFICATIONS**
In this panel show (subject to the next paragraph) those Limitations, interests, encumbrances and notifications affecting the land being transferred that are recorded on the certificate(s) of title:
 - (a) In the Second Schedule; or
 - (b) If no Second Schedule, that are encumbrances; (unless to be removed by action or document before registration hereof). Do not show any:
 - (a) Easement Benefits or Restrictive/Covenant Benefits; or
 - (b) Subsidiary interests or changes affecting a limitation, etc, that is to be entered in the panel (eg, if a lease is shown, do not show any sub-lease or any document affecting either).
 The documents shown are to be identified by nature and number. The plan/diagram encumbrances shown are to be identified by nature and relevant plan/diagram. Strata/survey-strata plan encumbrances are to be described as "interests on strata/survey-strata plan". If none show "nil".
4. **TRANSFEROR**
State full name of the Transferor/Transferors (Registered Proprietor) as shown on the Certificate of Title or Crown Lease.
5. **CONSIDERATION**
If a sum of money only, to be expressed in figures and in every other case to be concisely stated in words.
6. **TRANSFeree**
State full name of the Transferee/Transferees (Purchaser) and the address/addresses to which future notices can be sent. If a minor, state date of birth. If two or more state tenancy eg;
 - Joint Tenants, *(on the death of a joint tenant, the survivor(s) become(s) the registered proprietor(s) of the deceased's interest by applying to the Registrar of Titles).*
 - Tenants in Common, *(on the death of a tenant in common, their share is dealt with according to their Will).*
 If Tenants in Common specify shares.
7. **TRANSFeree'S TRANSFEROR'S EXECUTION**
Transferee's and Transferor's must sign their appropriate panel. A separate attestation is required for every person signing this document. Each signature should be separately witnessed by an adult person. The full name, address and occupation of the witness must be stated.



EXAMINED

OFFICE USE ONLY

L 12764 T

20 Jul 2009 08:55:50 Perth



REG \$ 220.00

TRANSFER

LODGED BY

ADDRESS ESPREON PROPERTY SERVICES
 PO BOX Z5488 PERTH
 ST GEORGES TCE WA 6031
 DLI BOX 151B
 Tel: (08) 9214 6000 Fax: (08) 9226 27

PHONE No.

FAX No

55213563202

REFERENCE No.

ISSUING BOX No.

PREPARED BY

SettlementTalk

2009/0147

ADDRESS

PO BOX 367
 HAMILTON HILL
 WA. 6163

PHONE No.

9314 3301

FAX No.

9314 3600

INSTRUCT IF ANY DOCUMENTS ARE TO ISSUE TO OTHER THAN LODGING PARTY.

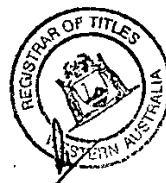
2/3

TITLES, LEASES, DECLARATIONS ETC. LODGED HEREWITH

1. _____	Received Items
2. _____	Nos.
3. _____	
4. _____	
5. _____	
6. _____	Receiving Clerk

[Signature]

Registered pursuant to the provisions of the TRANSFER OF LAND ACT 1893 as amended on the day and time shown above and particulars entered in the Register.



ATTESTATION SHEET

Dated this 17th day of July Year 2009

TRANSFEROR/S SIGN HERE (Note 7)

Signed by Anne Patricia O'leary
In the presence of:
Witness sign:
Witness Full Name: Ray McManus
Witness Address: 4 College Road, Gooseberry Hill WA 6076
Witness occupation: Cabinet maker
Witness phone (B/H): 92932950

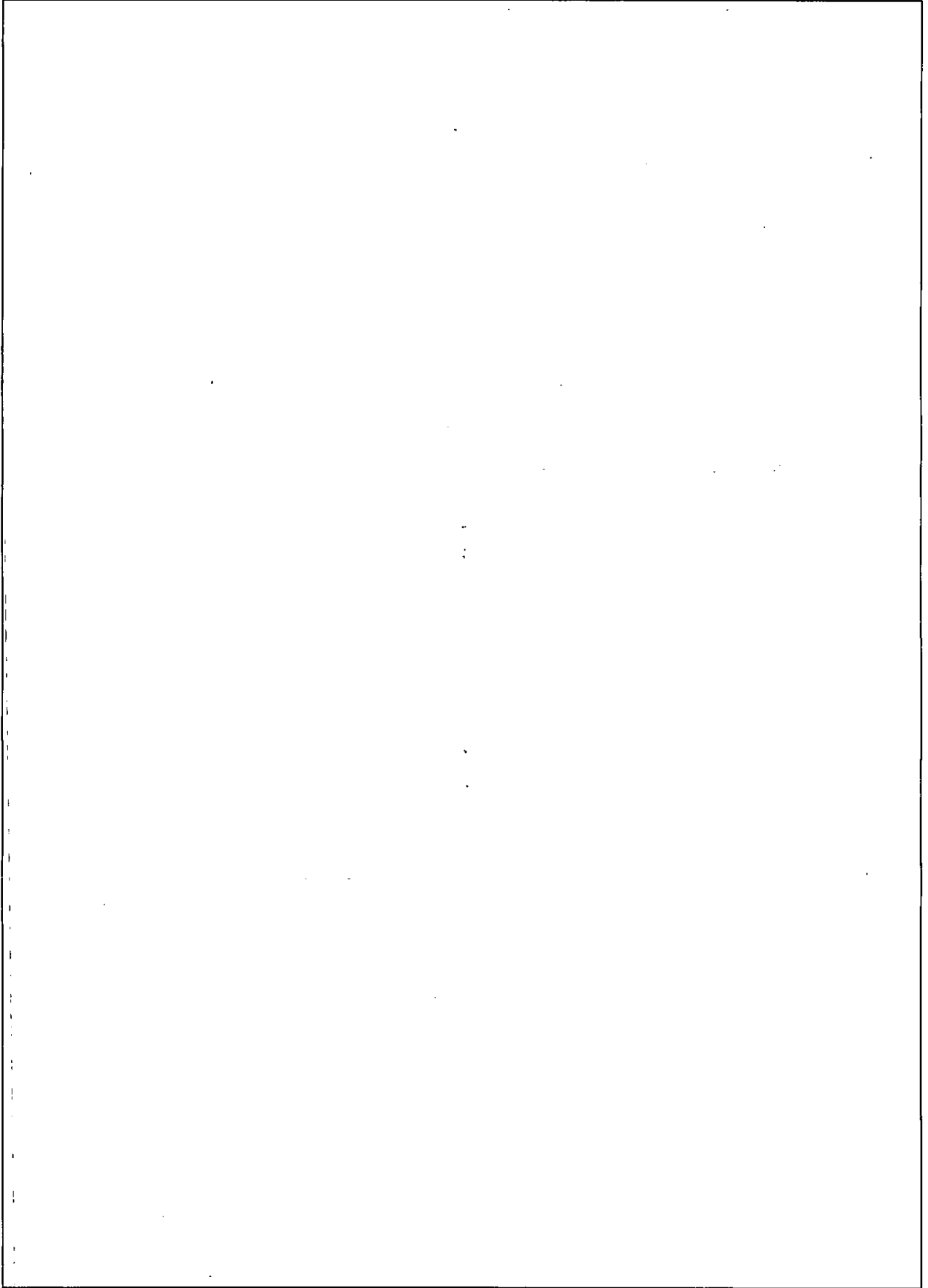
REQUEST FOR ISSUE / NON-ISSUE (Instruction 4)

BY SIGNING THIS PANEL, I / WE THE TRANSFEREE REQUEST THE ISSUE / NON - ISSUE (DELETE AS REQUIRED) OF A DUPLICATE CERTIFICATE(S) OF TITLE FOR THE LAND ABOVE DESCRIBED.
Signed [Signature] Signed [Signature]

TRANSFEREE/S SIGN HERE (Note 7)

THE LODGING PARTY OF THIS DOCUMENT IS AUTHORISED BY THE ABOVE NAMED TRANSFEREE TO INSTRUCT ISSUING DETAILS FOR THE DUPLICATE CERTIFICATE(S) OF TITLE.
Signed by Hoda Henry Golestani
In the presence of:
Witness sign:
Witness Full Name: SHIVA SHAKIBAEI
Witness Address: 25 THE CIRCUS, BURSWOOD. 6100.
Witness occupation: LECTURER
Witness phone (B/H): 9472 3675 (0421 489 028)
Signed by Shanthi Li-Ching Golestani
In the presence of:
Witness sign:
Witness Full Name: SHIVA SHAKIBAEI
Witness Address: 25 THE CIRCUS, BURSWOOD 6100
Witness occupation: LECTURER
Witness phone (B/H): 9472 3675 (0421 489 028)

THE TRANSFEROR for the consideration herein expressed HEREBY TRANSFERS TO THE TRANSFEREE the estate and interest herein specified in the land above described, subject to the encumbrances as shown hereon. (Instruction 2)



FORM APPROVED
NO. B6077

WESTERN AUSTRALIA
TRANSFER OF LAND ACT 1893 AS AMENDED

TRANSFER OF LAND

DESCRIPTION OF LAND (Note 1)

LOT 602 ON DEPOSITED PLAN 34141

EXTENT

VOLUME

FOLIO

WHOLE

2553

980

ABN 66 012 878 629
TRANSACTION DATE 11-JUN-09
TSF FHDR 006242071-001 06 N
DUTY *****675.30
DUTIABLE VALUE *****503,000
- NO DUTY PAYABLE HEREON DUTIES ACT 2008
COMMISSIONER OF STATE REVENUE

ESTATE AND INTEREST (Note 2)

FEE SIMPLE

LIMITATIONS, INTERESTS, ENCUMBRANCES and NOTIFICATIONS (Note 3)

NIL

TRANSFEROR (Note 4)

ANNE PATRICIA O'LEARY

CONSIDERATION (Note 5)

\$503,000.00

TRANSFeree (Note 6)

HODA HENRY GOLESTANI
SHANTHI LI-CHING GOLESTANI
BOTH OF 7 TUCKETT STREET, CARLISLE AS JOINT TENANTS