

# Manukau Trust Company Limited

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PO Box 99245, Newmarket

19 August 2019

Dear Sir/Madam,

Please keep in contact with your solicitors to confirm progress with the development (they will be sent updates over the next few weeks as completion draws near). The estimated completion date for the development is [20<sup>th</sup> September 2019]. Settlement will be due 10 working days following the later of the date the unit achieves practical completion, issue of the new title for the unit and issue of the code compliance certificate.

Settlement will be completed by the transfer of funds through your solicitors trust account. Once titles have issued and the code compliance certificate is available a settlement statement will be issued by the vendor's solicitor showing the funds required for settlement.

Please note that the vendor's consent is required to any nomination, assignment or on-sale of the unit and the request for consent should be made through your solicitor to the vendor's solicitor. Please advise of any nomination or assignment as soon as possible.

Prior to settlement all purchasers will be required to:

- execute a power of attorney in favour of the Vendor as provided for in the agreement for sale and purchase;
- completion of a body corporate change of ownership form;
- complete such other documentation as advised by your solicitors to complete the transfer of the unit.

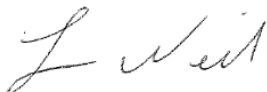
Purchasers of hotel units will also be required to sign a deed of covenant and power of attorney in respect of the hotel lease. The form of the above documents will be provided to your solicitors.

Residential Units: Following completion of settlement, the keys will be available for collection from [the hotel reception]. Please refer to the Residents Information Booklet for important information relating to your unit including the procedure for moving in, contact details for service providers (water, power, phone and internet, etc) and insurance.

Hotel Units: Please note that all keys for the unit will be held by the hotel operator. Please advise your GST number and bank account number for rent payments to your solicitor so that it can be passed on to the vendor's solicitor prior to settlement. If you have not yet registered for GST we suggest you apply for a GST number as a matter of urgency. If you are not registered for GST by the settlement date, then GST will be charged in addition to the purchase price @ 15%.

Yours Sincerely

**Frankton Trading Trustee Company Limited**



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**Junior Project Manager**

**Liam Neil**