



Proposed Lot: _____

The Buyer acknowledges that the Seller has agreed to sell the land being transferred (Land) to the Buyer on the condition that the Seller enters into certain covenants relating to the use of the Land.

1. The Seller covenants and agrees with the Transferor, to the intent that the covenants shall run with the Land hereby transferred (Land):
 - a) Not to construct, erect or install or permit to be constructed, erected or installed on the Land a dwelling or any alteration or addition to a dwelling that does not comply with the requirements of the Fairway Exclusive Estate Design Covenants;
 - b) Not to erect or display or cause to be erected or displayed on the Land any sign, hoarding or advertising of any description whatsoever other than:
 - (i) A sign erected by a builder of the dwelling, in accordance with the Builders Registration Act, during the period of construction of the dwelling; or
 - (ii) A single 'for sale' sign, which may be erected after completion and occupation of a dwelling on the Land or after a period of 2 years from the date of registration of the transfer of the Land from the Seller to the Buyer where a dwelling has not been completed on the Land;
This clause will operate until 31 December 2025, from which date this clause will cease to have any force or effect.
 - c) Not to permit or authorise any part of a dwelling on the Land to be used in any way directly or indirectly for any retail, business, commercial or any non-residential purpose other than a business purpose which is quiet and unobtrusive and which does not in any way detract from the residential amenity of the locality in which the Land is situated;
 - d) Not to accumulate or permit to accumulate any rubbish or waste material on any part of the Land except in waste containers located in areas which are screened or concealed from view so as not to be visible from any street to which the Land has a frontage;
 - e) Not to allow the front yard and verge abutting the Land to become overgrown or invaded by weeds or to fall into a state of disrepair nor damage any trees planted on the verge abutting the Land;
 - f) Not to drive or permit or allow to be driven any vehicles over the Land unless those vehicles are driven over driveways and crossovers constructed on the Land;
 - g) Not to conduct or permit to be conducted any repairs or restorations of any motor vehicle, motor cycle, boat, trailer, aircraft, caravan or any other vehicle on any part

of the Land other than wholly within an enclosed garage on the Land except where the repairs can be conducted without being visible from the street or road adjacent to the Land or from adjacent lots; and

- h) Not to park, store or permit to be parked or stored on the Land or on any street or road adjacent to the Land any vehicles of a commercial nature (other than commercial vehicles in use by non-resident tradespersons during the normal course of business directly related to the Land) except where the vehicle is kept within an enclosed garage on the Land.

2. The Buyer agrees to inform and any subsequent owners of the Land of the requirements of these Covenants and other Design Covenants, Special Conditions and Restrictive Covenants related to the Land.

Buyer(s)

NAME & SIGNATURE

WITNESS

DATE

_____	_____	_____
_____	_____	_____
_____	_____	_____

Seller

On Behalf of E-Post Australia Pty Ltd

SIGN

WITNESS

DATE

_____	_____	_____
_____	_____	_____