



IN THE SUPREME COURT OF VICTORIA AT MELBOURNE  
COMMERCIAL COURT  
COMMERCIAL LIST – GARDE J

Case: S ECI 2025 02613  
No. S ECI 2025 02613  
Filed on: 11/12/2025 01:08 PM

BETWEEN

Lake Eildon Country Club Ltd (ACN 005 642 937)

Plaintiff

-and-

Marchelleen Pty Ltd (ACN 005 104 478)  
and others

Defendants

AFFIDAVIT OF SERVICE

Date of Document:	11 December 2025	Solicitors
Filed on behalf of:	Plaintiff	Code:
Prepared by:	McCullough Robertson Lawyers	DX:
	Level 11, 66 Eagle Street	Telephone: 07 3233 8888
	Brisbane QLD 4000	Ref: 177936-4
		Email: lakeeildon@mccullough.com.au

I, **Caitlin Elizabeth Miller** of 66 Eagle Street, Brisbane in the State of Queensland, solicitor affirm:

- 1 I am a solicitor employed by McCullough Robertson Lawyers, solicitors for the Plaintiff in these proceedings. I have daily carriage of this matter under the supervision of Alan Wrigley, partner at McCullough Robertson Lawyers (**McCullough Robertson**). I am authorised to affirm this affidavit on behalf of the Plaintiff.
- 2 Exhibited and marked '**CM-1**' is a bundle exhibit referred to in this affidavit. A reference to a page number in this affidavit is a reference to the relevant pages of CM-1, unless stated otherwise.
- 3 On 23 September 2025, the Honourable Justice Garde made orders for the following material to be uploaded and maintained on the Supreme Court website designated for the proceeding:
  - (a) the VCAT application dated 15 November 2024;
  - (b) the VCAT order dated 2 April 2025;
  - (c) all affidavit material;

*Caitlin Miller*

*[Signature]*

- (d) all correspondence sent by order of the Court;
  - (e) any proposed final orders;
  - (f) all written submissions; and
  - (g) all orders of the Court.
- 4 Justice Garde made orders for substituted service of the proceeding whereby service of the proceeding will be taken to have been effected on the Defendants upon the following occurring:
- (a) where the Plaintiff holds an email address for a Defendant (**Email Defendants**), by emailing a letter generally in the form provided to the Court by email on 19 September 2025 (**Letter**) to the defendant's email address held by the Plaintiff;
  - (b) where the Plaintiff does not hold an email address for a Defendant, or a Defendant has notified the Plaintiff that it cannot or does not wish to receive notices via email (**Postal Defendants**), by posting a copy of the Letter by ordinary prepaid post to the Defendant at the Defendant's last known street or postal held by the Plaintiff or as provided to the Plaintiff by the Registrar of Titles;
  - (c) where the Defendant is a deregistered corporation, by posting a copy of the Letter by ordinary prepaid post to the Australian Securities and Investments Commission; and
  - (d) by causing a copy of the notice generally in the form provided by the Court by email on 19 September 2025 to be published and maintained on:
    - (i) the notice board maintained by the Plaintiff at 50 Banumum Road, Mansfield, Victoria 3722 (**Property**);
    - (ii) the website maintained by the Plaintiff and the Manager of the Mansfield Country Resort at the website address <https://classicholidays.com.au/resort/mansfield-country-resort>.

#### **Compliance with the orders for substituted service**

##### *Emailing a copy of the Letter to the Email Defendants*

- 5 On 4 December 2025, I sent nine emails, on behalf of the email address [lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au) (**Lake Eildon Email**), blind copying each Email Defendant and attaching a copy of the Letter. The emails were also blind copied to:



(a) the Australian Securities and Investments Commission (**ASIC**) at 'property.law@asic.gov.au'; and

(b) the Registrar of Titles at 'lv.warrants@transport.vic.gov.au'.

6 The nine emails were blind copied to a total of 751 email addresses.

7 A copy of one of the emails sent to the Email Defendants and the Letter attached to the email appears at pages 10 to 16 of CM-1 to this affidavit. Screenshots of the email addresses blind copied to each of the nine emails appear at pages 17 to 38 of CM-1 to this affidavit.

8 To ensure that I sent the Letter to each Email Defendant, a list of the Email Defendants was created which I dated and initialled after the Letter was sent to each Email Defendant (**Email Checklist**). A copy of the Email Checklist appears at pages 39 to 61 of CM-1 to this affidavit.

9 In respect of some emails, I received a notification that the email could not be delivered. Copies of the undeliverable notifications appear at pages 62 to 132 of CM-1 to this affidavit.

10 In respect of some emails, I received an automatic reply. Copies of the automatic replies appear at pages 133 to 138 of CM-1 to this affidavit.

*Posting a copy of the Letter to the Defendants*

11 McCullough Robertson posted a copy of the Letter by ordinary prepaid post to each of the Postal Defendants on 27 November 2025. I instructed Rebekah House, a legal assistant employed by McCullough Robertson, to perform the following steps:

(a) print and apply a label to each envelope with the name and address of each Postal Defendant, as had been instructed to McCullough Robertson by the Plaintiff;

(b) print the Letter and place a copy into a postal envelope; and

(c) provide the envelopes to McCullough Robertson's mailroom to send by ordinary prepaid post or airmail to each Postal Defendant.

12 In order to ensure that the Letter was posted to each Postal Defendant, a list of each Postal Defendant was created and Ms House dated and initialled each Postal Defendant as the steps referred to in paragraph 11 were completed for each Postal Defendant (**Postal Checklist**). A copy of the Postal Checklist appears at pages 139 to 142 of CM-1 to this affidavit.

13 A total of 191 letters were posted.



- 14 I am informed by Ms House and verily believe that McCullough Robertson received nine envelopes that were sent to Postal Defendants but had been returned and marked as 'returned to sender'. Copies of the envelopes returned to McCullough Robertson appears at pages 143 to 151 of CM-1 to this affidavit.

*Deregistered corporations*

- 15 On 27 November 2025, the Letter was posted for the following Defendants which are deregistered corporations:

- (a) Ambar Investments Pty Ltd (ACN 006 122 756);
- (b) Austimber Forestry Proprietary Limited (formerly I.J. Crawford & Co Proprietary Limited) (ACN 004 591 986);
- (c) Bar-Ray Holdings Co. Pty Ltd (ACN 005 418 477);
- (d) By-Way Automotive Services Pty Ltd (ACN 005 872 024);
- (e) Fehmarn Pty Limited (ACN 005 705 635);
- (f) Fortieth Celebration Pty Ltd (ACN 006 033 405);
- (g) G.F.L Investments Pty. Limited (formerly H.H.K. Industries (Vic) Pty Limited) (ACN 005 377 202);
- (h) I.W. & J.B. Gray Pty. Ltd (formerly Cedar Measuring Service Proprietary Limited) (ACN 005 514 287);
- (i) JDCO Investments LLC (Deregistered)
- (j) Jentu Investment Pty Ltd (ACN 006 153 171);
- (k) Kallestra Pty Ltd (ACN 005 258 266);
- (l) M. & L. Deckert Pty. Ltd. (formerly Plaza Garden Centre Pty Ltd) (ACN 005 592 727);
- (m) Marcus Meadows Pty Ltd (ACN 007 366 261);
- (n) One World Leisure (N.Z.) Ltd (Deregistered)
- (o) R.H. Martin Pty Ltd (ACN 085 049 681);



- (p) Saludo Lisa Nominees Pty Ltd (ACN 005 455 809);
- (q) Santed Nominees Pty Ltd (ACN 006 305 120);
- (r) Sheridan Grace Pty Ltd (ACN 006 303 073); and
- (s) Sleepy Head Bedding Pty Ltd (ACN 006 381 291),

to the following address:

c/- Manager, Registry Services

Australian Securities and Investments Commission

PO Box 4000

Gippsland Mail Centre VIC 3841.

- 16 On 4 December 2025, I sent the Letter to ASIC by email on behalf of the Lake Eildon Email to the email address 'property.law@asic.gov.au'.

*Publishing a copy of a notice on the Club notice board and website*

- 17 I am informed by Chantelle Pisa, Resort Operations Manager of Classic Holidays and believe that by no later than 27 November 2025:
- (a) a notice was caused to be uploaded to the website  
'<https://classicholidays.com.au/resort/mansfield-country-resort>'; and
  - (b) a notice could be accessed by members of the Club, using their member logon at the website '<https://members.classicholidays.com.au/logon?>'.
- 18 Screenshots taken on or around 26 November 2025 and 27 November 2025 of the relevant pages of the websites referred to at paragraph 17 above appear at pages 152 to 153 of CM-1 to this affidavit.
- 19 I am informed by Ms Pisa, and believe that on or before 26 November 2025, a physical copy of a notice was published on a noticeboard and an arrivals noticeboard at the Club located at the Property. A photo of the noticeboard and arrivals noticeboard at the Property appears at pages 154 to 155 of CM-1 to his affidavit.



## Contact with Defendants

- 20 After the material was served, I was contacted by one of the Defendants. On 5 December 2025, I spoke on the phone with Helen McMillan who had a query relating to the levies and Ms McMillan told me she had emailed her query to the Club. Ms McMillan did not indicate that she was opposed to the orders sought in these proceedings.
- 21 On 4 December 2025, the Lake Eildon Email received an email from the Warrants Officer at the Department of Transport and Planning, at email address [Lv.Warrants@transport.vic.gov.au](mailto:Lv.Warrants@transport.vic.gov.au), acknowledging receipt of the email referred to at paragraph 5(b) above. A copy of the email appears at pages 156 to 157 of CM-1 to this affidavit.
- 22 Between 4 December and 11 December 2025, I exchanged the following correspondence with ASIC:
- (a) on 4 December 2025, the Lake Eildon Email received a response from ASIC regarding the deregistered companies requesting the name and ACN of the deregistered companies and a title search that is no older than 3 months old;
  - (b) on 5 December 2025, the Lake Eildon Email received a further email from ASIC requesting a copy of the 'Supreme Court of Victoria proceeding S ECI 2025 02613';
  - (c) on 10 December 2025, I sent an email to ASIC including a Dropbox link to a folder containing a title search dated 10 December 2025 for each of the deregistered corporations as well as a copy of the application filed by the Plaintiff in the Victorian Civil and Administrative Tribunal (VCAT);
  - (d) on 10 December 2025, I received an email from ASIC requesting a copy of the 'filed Supreme Court of Victoria proceeding S ECI 2025 02613'; and
  - (e) on 11 December 2025, I responded to ASIC.
- 23 Copies of the email chain with ASIC, including the title searches and excluding the Letter and copy of the application filed by the Plaintiff in VCAT, referred to at paragraph 22 above appears at pages 158 to 186 of CM-1 to this affidavit.
- 24 I intend to supplement this affidavit in advance of a final hearing of this proceeding to include any further correspondence exchanged with the Defendants.





**The contents of this affidavit are true and correct and I make it knowing that a person making a false affidavit may be prosecuted for the offences of perjury.**

Affirmed by **CAITLIN ELIZABETH MILLER** at Brisbane  
in the State of Queensland on 11 December 2025



Before me,  
**Kody Jynette Galea**  
on 11 December 2025



McCullough Robertson Lawyers, Level 11, 66 Eagle Street, Brisbane  
Queensland, 4000

An Australian Legal Practitioner within the meaning of the Legal  
Profession Uniform Law (Victoria)

A person authorised under section 19(1) of the Oaths and Affirmations Act  
2018 to take an affidavit.

~~In accordance with section 27(1A) of the Oaths and Affirmations Act 2018, this affidavit was signed and sworn or affirmed by the deponent by audio-visual link and the authorised affidavit taker has used a scanned or electronic copy of the affidavit and not the original in completing the jurat requirements.~~

**IN THE SUPREME COURT OF VICTORIA AT MELBOURNE  
COMMERCIAL COURT  
COMMERCIAL LIST – GARDE J**

**No. S ECI 2025 02613**

**BETWEEN**

**Lake Eildon Country Club Ltd (ACN 005 642 937)**

Plaintiff

-and-

**Marchelleen Pty Ltd (ACN 005 104 478)  
and others**

Defendants

**CERTIFICATE IDENTIFYING EXHIBIT**

---

Date of Document:	11 December 2025	Solicitors
Filed on behalf of:	Plaintiff	Code:
Prepared by:	McCullough Robertson Lawyers	DX:
	Level 11, 66 Eagle Street	Telephone: 07 3233 8888
	Brisbane QLD 4000	Ref: 177936-4
		Email: lakeeildon@mccullough.com.au

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This is the exhibit marked "CM-1" now produced and shown to **CAITLIN ELIZABETH MILLER** at the time of affirming the person's affidavit on 11 December 2025:

  
Signature of deponent  
Signature of person taking affidavit

Kody Jynette Galea  
Solicitor  
McCullough Robertson Lawyers  
Level 11, 66 Eagle Street, Brisbane  
Queensland 4000

**Exhibit "CM-1"**

Email to the Email Defendants on 4 December 2025 attaching letter dated 26 November 2025

Screenshots of email address to the Email Defendants on 4 December 2025

Email Checklist

Bundle of undeliverable notifications

Bundle of automatic replies



Postal Checklist

Bundle envelopes returned to sender

Screenshots of website notice

Notice published on noticeboard and arrivals noticeboard at the Club

Email from Warrants Officer at the Department of Transport and Planning dated 4 December 2025

Email chain with ASIC dated 4 December 2025 to 11 December 2025

Cate Li

kg

**From:** Lake Eildon  
**Sent:** Thursday, 4 December 2025 8:12:43 AM  
**Bcc:**



**Subject:** Lake Eildon Country Club / Mansfield Country Resort @ Supreme Court of Victoria proceeding S ECI 2025 02613  
**Attachments:** Annexure A - Letter to respondents.pdf

Dear Sir/Madam

We act for Lake Eildon Country Club Ltd.

**Attached** is a letter that relates to the proposed sale of the Lake Eildon Country Club / Mansfield Country Resort.

Regards

McCullough Robertson Lawyers

McCullough Robertson  
Lawyers  
Meeanjin  
Level 11, 66 Eagle Street, Brisbane QLD 4000  
Brisbane Sydney Canberra  
[www.mccullough.com.au](http://www.mccullough.com.au)



*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*

26 November 2025

**IMPORTANT NOTICE: PLEASE READ**

This is an important notice that the Supreme Court of Victoria has ordered to be published and distributed to the members of Lake Eildon Country Club Limited and co-owners of the property at 50 Banamum Road, Mansfield, Victoria 3722.

You should read this letter carefully as it may affect your legal rights. Any questions you have concerning this letter should not be directed to the Supreme Court of Victoria. If there is anything in this notice that you do not understand, you should seek legal advice.

Dear Sir/Madam

**Lake Eildon Country Club / Mansfield Country Resort  
Supreme Court of Victoria proceeding S ECI 2025 02613**

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**Why are you receiving this letter?**

You are receiving this letter because you are:

- a. a co-owner of the property known as the Mansfield Country Resort, located at 50 Banamum Road, Mansfield, Victoria 3722 described as Parent Title Volume 9075 Folio 447 (the **Property**); and/or
- b. a member of Lake Eildon Country Club Limited (ACN 005 642 937) (the **Club**).

This letter relates to a proceeding in the Supreme Court of Victoria (S ECI 2025 02613) (the **Supreme Court Proceeding**). As explained further below, in the Supreme Court Proceeding, the Club is seeking orders for, amongst other things, the winding up of the Club and the sale of the Property.

On 23 September 2025, the Supreme Court made orders that this letter be served on each of the co-owners of the Property and members of the Club by, among other methods:

- (a) emailing a copy of this letter to a co-owner's last known email address held by the Club; or
- (b) posting a copy of this letter to a co-owner's last known postal address held by the Club.

**What is the Supreme Court Proceeding about?**

On 15 July 2023, a resolution was passed by a majority vote of members at an Extraordinary General Meeting (EGM) in favour of making an application to appoint statutory trustees to sell the Property and wind up the Club.

In accordance with the resolutions passed at the EGM, the Club filed an application in the Victorian Civil and Administrative Tribunal. On 2 April 2025, the Tribunal made an order referring the proceeding to the Supreme Court of Victoria.

In the Supreme Court Proceeding, the Club is seeking for the Court to make orders in respect of the Property and the Club, including:

- a. the appointment of Simon Thorn and Bradley Tonks (the **Trustees**), both of PKF Newcastle (755 Hunter Street, Newcastle West, NSW 2302) as the trustees of the Property, and to give them powers to sell the Property;
- b. orders permitting the Trustees to terminate the lease held by the Club over the Property (the **Lease**); and
- c. orders giving effect to the winding up of the Club.

A copy of the Club's application, which sets out the orders sought by the Club, may be found at the webpage maintained by the Supreme Court for the Supreme Court Proceeding:  
<https://www.supremecourt.vic.gov.au/areas/common-law-division/specialist-lists/property>.

### How are you affected?

As a member of the Club and/or a co-owner of the Property, you may be affected by the orders sought in the Supreme Court Proceeding:

#### a. Membership Rights

Once the Lease over the Property is terminated, the timesharing scheme will cease to operate. Members will be unable to use the Resort and no further annual levies will be raised.

#### b. Sale of the Property and Distribution of Proceeds

If the Trustees are successful in selling the Property, the Club expects that the proceeds of sale will be applied in the following way:

- i. *first*, to pay any costs and taxes associated with the sale of the Property, including the Trustees' costs, legal costs, the independent valuer's fees and real estate agent fees (to the extent they have not already been paid from the existing cash reserves of the Club);
- ii. *second*, to Members in accordance with their interests in the Property (less any debts owed by that Member to the Club).

If the Trustees are successful in selling the Property, you will be contacted to provide your bank account details to facilitate the electronic transfer of any share of proceeds directly to your account.



Members who do not provide bank account details or whose bank account details are incorrect will be sent a cheque to the current address the Club has for that Member. Therefore, if your address changes you should notify the Club of your new address.

If cheques are returned, the Trustees will be required to pay those monies to the State Revenue Office as unclaimed monies after 12 months from the date the payment was made.

**c. Sale of Resort Assets and Winding up of the Club**

Any remaining assets of the Club (for example, furniture, crockery, linen and equipment) will be sold.

Following the sale, the remaining cash reserves of the Club, (if any) after payment of sale costs and expenses and other payment of other Club costs and liabilities will be distributed to Members in accordance with their interests in the Property.

**How much could I receive as a result of the sale of the Property and the Club's Assets?**

The Club is unable to provide you with an indication or estimate of the proceeds you may receive from the sale of the Property and winding up of the Club.

The amount you may receive if the Property is sold and the Club is wound up will depend on a number of factors which are unknown at this time and/or which are beyond the control of the Club, including:

- a. the sale price achieved for the Property and the Club's assets;
- b. the costs of implementing the sale and winding up, including court and tribunal fees, valuer fees, legal fees, trustee fees, liquidator fees, and real estate agent fees and expenses;
- c. whether you owe any fees to the Club; and
- d. the number of entitlements held by you.

In order to minimise costs, the Club has not yet obtained a valuation of the Property. In the event that the orders are made, the Trustees will obtain an independent valuation of the Property.

**Property details**

The Property comprises 35 hectares of land along the shore of Lake Eildon and is located in the local authority of Mansfield. The Property has been allocated as follows:

- a. Land Use: Vacant Residential Rural/Rural Lifestyle; and
- b. Development Zone: farming.

The Club contains five cabins and 36 cottages as well as various facilities such as a BBQ area, children's playground, swimming pool, spa, sauna, games room, squash and tennis courts, mini golf and water sports.

### Updates about the Supreme Court Proceeding

The Supreme Court of Victoria has established a webpage for the Supreme Court Proceeding which can be accessed here: <https://www.supremecourt.vic.gov.au/areas/common-law-division/specialist-lists/property>.

Please refer to this webpage to access any further documents that may be filed in the Supreme Court Proceeding as they will not be separately sent to you.

These documents will include orders made by the Court which may affect your interests.

### When will the Supreme Court Proceeding be heard?

The Supreme Court Proceeding will be next heard by the Supreme Court of Victoria for directions on **12 December 2025 at 10.30am**, or at such later date as may be notified on the webpage for the Supreme Court Proceeding at <https://www.supremecourt.vic.gov.au/areas/common-law-division/specialist-lists/property>.

### How long will the sale and winding up process take?

The Club is unable to provide any definitive guidance on how long it will take to complete the sale of the Property and winding up on the Club, as it is dependent on a number of factors that are outside the control of the Club.

However, the Club's best estimate is that the entire process could take up to two years from the date of this letter.

### What are your options?

You cannot opt out of the Supreme Court Proceeding. However, you are not required to take any steps in relation to the Supreme Court Proceeding.

There are two options available to you:

<b>Option 1: Do Nothing</b>	<p>You are not required to take any steps in relation to the Supreme Court Proceeding.</p> <p>If you do nothing, the Court may make orders in your absence, including for the appointment of Trustees, for the sale of the Property and the winding up of the Club.</p>
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**Option 2: Participate  
in Proceeding**

If you wish to be heard in the Supreme Court Proceeding or oppose the orders being sought, you may choose to appear in Court in person or by your own legal representative who can appear on your behalf.

If you wish to be heard, you should give notice by sending an email to McCullough Robertson, the solicitors for the Club at the following email address: [lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au). McCullough Robertson will notify the Court that you wish to be heard on the orders sought by the Club, and will provide you with details as to how to appear in Court.

You are not required to file any documents with the Court.

**Will you be liable to pay legal costs?**

You will **not become liable for costs if you choose to do nothing** (option 1 above).

If you choose to be heard in the Supreme Court Proceeding or oppose the orders being sought (option 2 above), the Court may make orders in relation to costs, including that you pay the legal costs of other parties, including the Club.

Yours faithfully



**Michael Guilmartin**

President and Director – Lake Eildon Country Club Ltd  
[resortoperations@classicholidays.com.au](mailto:resortoperations@classicholidays.com.au)

LE Lake Eildon  
To  
Bcc

☺ Reply Reply All Forward 📎 ⋮

Thu 4/12/2025 8:13 AM

📎 Annexure A – Letter to respondents.pdf  
2 MB

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49

Dear Sir/Madam

We act for Lake Eildon Country Club Ltd.

**Attached** is a letter that relates to the proposed sale of the Lake Eildon Country Club / Mansfield Country Resort.

Regards

McCullough Robertson Lawyers

**McCullough Robertson**  
Lawyers  
Meeanjin  
Level 11, 66 Eagle Street, Brisbane QLD 4000  
**Brisbane Sydney Canberra**  
[www.mccullough.com.au](http://www.mccullough.com.au)



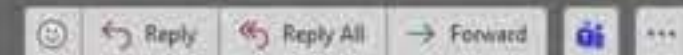
*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*



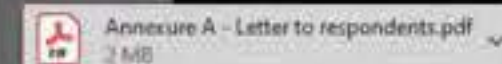
Lake Eildon

To

Bcc



Thu 4/12/2025 8:13 AM



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McCullough Robertson Lawyers

**McCullough Robertson**

Lawyers

Meeanjin

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**Brisbane Sydney Canberra**

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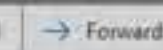
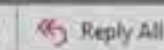
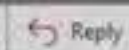
*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*



Lake Eildon

To:

Bcc:



Thu 4/12/2025 8:13 AM



Annexure A - Letter to respondents.pdf  
2 MB

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48

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Regards

McCullough Robertson Lawyers

**McCullough Robertson**

Lawyers

Meenjin

Level 11, 66 Eagle Street, Brisbane QLD 4000

**Brisbane Sydney Canberra**

[www.mccullough.com.au](http://www.mccullough.com.au)



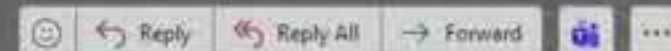
*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*



Lake Eildon

To:

Bcc:



Thu 4/12/2025 9:13 AM



Annexure A - Letter to respondents.pdf

2 MB



Dear Sir/Madam

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Regards

McCullough Robertson Lawyers

**McCullough Robertson**

Lawyers

Meenjin

Level 11, 66 Eagle Street, Brisbane QLD 4000

**Brisbane Sydney Canberra**

[www.mccullough.com.au](http://www.mccullough.com.au)



*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*

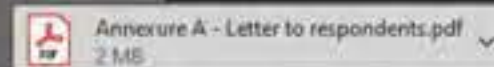


Lake Eildon

To:  
Bcc:



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McCullough Robertson Lawyers

**McCullough Robertson**

Lawyers  
Melanjin  
Level 11, 66 Eagle Street, Brisbane QLD 4000  
**Brisbane Sydney Canberra**  
[www.mccullough.com.au](http://www.mccullough.com.au)



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LE Lake Eildon  
To  
Bcc

☺ Reply Reply All Forward 📎 ⋮

Thu 4/12/2025 8:14 AM

📎 Annexure A – Letter to respondents.pdf  
2 MB

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**Attached** is a letter that relates to the proposed sale of the Lake Eildon Country Club / Mansfield Country Resort.

Regards

McCullough Robertson Lawyers

McCullough Robertson  
Lawyers  
Melbourne  
Level 11, 66 Eagle Street, Brisbane QLD 4000  
Brisbane Sydney Canberra  
www.mccullough.com.au



*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*



LE Lake Eildon

To

Bcc



Reply



Reply All



Forward



Thu 4/12/2025 8:14 AM



Annexure A - Letter to respondents.pdf

2 MB

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48

Dear Sir/Madam

We act for Lake Eildon Country Club Ltd.

**Attached** is a letter that relates to the proposed sale of the Lake Eildon Country Club / Mansfield Country Resort.

Regards

McCullough Robertson Lawyers

**McCullough Robertson**

Lawyers

Meeanjin

Level 11, 66 Eagle Street, Brisbane QLD 4000

**Brisbane Sydney Canberra**

[www.mccullough.com.au](http://www.mccullough.com.au)



*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*



Lake Eildon

To:  
Bcc:

Reply Reply All Forward

Thu 4/12/2025 8:14 AM



Annexure A - Letter to respondents.pdf  
2 MB

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49

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Lake Eildon

To

Bcc

Reply Reply All Forward

Thu 4/12/2025 8:14 AM



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LE Lake Eildon  
To:  
Bcc:

☺ Reply Reply All Forward ⓘ ...

Thu 4/12/2025 8:15 AM

📎 Annexure A - Letter to respondents.pdf  
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LE Lake Eildon  
To  
Bcc

📧 Reply Reply All Forward 📧

Thu 4/12/2025 3:15 AM

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Lake Eildon

To:

Doc



Reply

Reply All

Forward



Thu 4/12/2025 8:16 AM



Annexure A - Letter to respondents.pdf

2 MB

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48

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LE Lake Eildon  
To:  
Bcc:

☺ Reply Reply All Forward 📎 ...

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Lake Eildon

To  
Bcc

Reply Reply All Forward

Thu 4/12/2025 8:17 AM

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1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48

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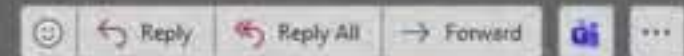
Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613



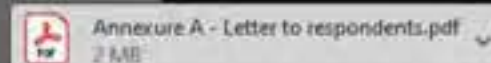
Lake Eildon

To

Bcc



Thu 4/12/2025 9:17 AM



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Nearanj

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Lake Eildon

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Reply

Reply All

Forward



Thu 4/12/2025 8:17 AM



Annexure A - Letter to respondents.pdf

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Lake Eildon

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Reply

Reply All

Forward



Thu 4/12/2025 8:17 AM



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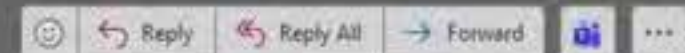




Lake Eildon

To

Bcc



Thu 4/12/2025 8:18 AM



Annexure A - Letter to respondents.pdf

2 MB

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To

Bcc

Reply Reply All Forward

Thu 4/12/2025 8:19 AM



Annexure A - Letter to respondents.pdf

2 MB

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48

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Name	Email	Date sent	Initials
Abel, Colin		4/12/2025	CZM
Adair, Kent Joshua & Deborah Lee		4/12/2025	CZM
Adderly, Douglas Ian & Rosemary Gill		4/12/2025	CZM
Admiraal, Ivette Karina		4/12/2025	CZM
Allison, Leveda Mary & Leo Charles		4/12/2025	CZM
Altho		4/12/2025	CZM
Alto		4/12/2025	CZM
Amirgol, Mehrgan & Fariba		4/12/2025	CZM
Amos, Stephen Glenn & Suemaree		4/12/2025	CZM
Anderson, David George & Donna Lee		4/12/2025	CZM
Andreetta, Silvana		4/12/2025	CZM
Andrew, Arnold & Eli		4/12/2025	CZM
Andrew, Rodney Arthur & Rhonda Joy		4/12/2025	CZM
Annear,		4/12/2025	CZM
Antonio, Michael Shane & Jan Maree		4/12/2025	CZM
Apinis, Irene Tamara & Inara Biruta		4/12/2025	CZM
Artenstein, Martin		4/12/2025	CZM
Ashton, Graham Treweek & Jeanette Mary		4/12/2025	CZM
ASIC		4/12/2025	CZM
Assetech Pty Ltd		4/12/2025	CZM
Atkins, Ronald Charles & Jenni		4/12/2025	CZM
Atkinson, Michael Edward & Elisabeth Jane		4/12/2025	CZM
Avent, Glenda Jean		4/12/2025	CZM
A		4/12/2025	CZM
A		4/12/2025	CZM
Backer, Sandra		4/12/2025	CZM
Bader, Karl & Cheryl Anne		4/12/2025	CZM
Bailey,		4/12/2025	CZM
Baker, Christopher Francis & Jane Stockdale		4/12/2025	CZM
Ballantyne, John Gibson & Glenys Marion		4/12/2025	CZM
Balthasar, Mark Willi		4/12/2025	CZM
Barclay, Ian Robert & Joy		4/12/2025	CZM

100

[illegible]

Brinkworth, Graham David & Susan		4/12/2025 CZM
Britt, Cynthia		4/12/2025 CZM
Brnac, Robert Anthony		4/12/2025 CZM
Broberg, Judith Anne		4/12/2025 CZM
Brock, Geoffrey Graham & Julie Elizabeth		4/12/2025 CZM
Brown, Christopher Richard		4/12/2025 CZM
Brown, David Charles & Roslyn Joy		4/12/2025 CZM
Brown, John Michael		4/12/2025 CZM
Buchecker, Steven James & Jenice Faye		4/12/2025 CZM
Bulley, Rodney Angus & Christine Gaye		4/12/2025 CZM
Burgemeister, Dorothy Edna		4/12/2025 CZM
Burke, Anthony Charles & Judith Cheryl		4/12/2025 CZM
Burke, Leola		4/12/2025 CZM
Burn, Geoffrey Robert		4/12/2025 CZM
Burton, Alan Geoffrey & Monique Louise		4/12/2025 CZM
Butler, Kerrie		4/12/2025 CZM
Cachia, Leslie Emmanuel		4/12/2025 CZM
Callaway, Roger Allen		4/12/2025 CZM
Campbell, Kelly & Janis		4/12/2025 CZM
Cardamone, Lucia		4/12/2025 CZM
Carney, James Joseph & Sandra Joan		4/12/2025 CZM
Carpenter, Geoffrey John & Frank Vernon		4/12/2025 CZM
Carson, Timothy Paul & Rachel Margaret		4/12/2025 CZM
Carter, Alexander William & Emma Joyce, Hirt, Jeanette Elizabeth & Robert James		4/12/2025 CZM
Carter, Richard Graham		4/12/2025 CZM
Carter, Wayne Jeffrey & Nancy Elsa		4/12/2025 CZM
Cartledge, Christopher David & Ann Francisca		4/12/2025 CZM
Cary, Robyn Denyse		4/12/2025 CZM
Caspar, Stephen		4/12/2025 CZM
Cassidy, Lex Glynn & Arelle Kaye		4/12/2025 CZM
Caulfield, Betty Marion		4/12/2025 CZM
Cerquarelli, Sandro & Joanne Mary		4/12/2025 CZM
Challacombe, Jeremy & Susanne Robyn		4/12/2025 CZM

[illegible]



1. *Journal of the American Medical Association*, 1997; 277: 1039-1043.

[illegible]

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[illegible]

[illegible][illegible]

100

[illegible]

[illegible]

[illegible][illegible]



[illegible]

10

[illegible]

[illegible]

[illegible][illegible]

1. *Journal of the American Medical Association*, 1997; 277: 1001-1005.

[illegible]

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[illegible]



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[illegible]

[illegible]

[illegible]

100

[illegible]

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[illegible]



100

[illegible]

**From:** postmaster@mlc.com.au  
**Sent:** Thursday, 4 December 2025 8:14:33 AM  
**To:** Lake Eildon  
**Subject:** [Postmaster] Email Delivery Failure  
**Attachments:** ATT00001

This is a delivery failure notification message indicating that  
an email you addressed to email address :

Mailto-- [REDACTED]

Subject-- Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI  
2025 02613

could not be delivered. The problem appears to be :  
-- Recipient email address is possibly incorrect

Additional information follows :

-- 5.4.1 Recipient address rejected: Access denied. For more information see

<https://url.au.m.mimecastprotect.com/s/BGWTCOMxjJuZwx0NHEfEFGEqy4?domain=aka.ms>

[SY2PEPF00004FF5.ausprd01.prod.outlook.com 2025-12-03T22:14:32.869Z 08DE2E662C803217]

This condition occurred after 1 attempt(s) to deliver over  
a period of 0 hour(s).

If you sent the email to multiple recipients, you will receive one  
of these messages for each one which failed delivery, otherwise  
they have been sent.

**From:** Mail Delivery System  
**Sent:** Thursday, 4 December 2025 8:13:50 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Delivery Status Notification (Failure)  
**Attachments:** Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613.msg

The following message to <[REDACTED]> was undeliverable.  
The reason for the problem:  
5.1.1 - Bad destination email address 'reject'

**From:** postmaster@HillsLimited.onmicrosoft.com  
**Sent:** Thursday, 4 December 2025 8:16:32 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Lake Eildon Country Club / Mansfield Country Resort 2 Supreme Court of Victoria proceeding S ECI 2025 02613  
**Attachments:** Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613.msg

**Delivery has failed to these recipients or groups:**

[REDACTED]  
Your message couldn't be delivered. The Domain Name System (DNS) reported that the recipient's domain does not exist.

Contact the recipient by some other means (by phone, for example) and ask them to tell their email admin that it appears that their domain isn't properly registered at their domain registrar. Give them the error details shown below. It's likely that the recipient's email admin is the only one who can fix this problem.

For more information and tips to fix this issue see this article:  
<https://go.microsoft.com/fwlink/?LinkId=389361>.

Diagnostic information for administrators:

Generating server: SY6P282MB3816.AUSP282.PROD.OUTLOOK.COM

[REDACTED]  
Remote server returned '550 5.4.310 DNS domain owa.hills.com.au does not exist  
[Message=InfoDomainNonexistent] [LastAttemptedServerName=owa.hills.com.au]  
[SY2PEPF00005066.ausprd01.prod.outlook.com 2025-12-03T22:16:32.303Z 08DE2E82A389D690]'

Original message headers:

ARC-Seal: i=1; a=rsa-sha256; s=arcselector10001; d=microsoft.com; cv=none;

b=vI3nk+ATId0Is/VpNS2SNerVW/CrbrD3+VygMSRIpsCnS+92vLu5uhdz8Yz2B9qzNCC5OCj9AJM  
SMb8B5rlpC3Yng/6lWEXth3PziVWUJ3c7/WXfEhSNqEvKqkwXmLLa3uq2oGxRwEg6PRhGrrTCRmMP  
YNUTuAthb/q0GrFVlqWaEdf5M+9dnkn+UPUsOqZir3bWOguPQt4fBjfdCMAqbTsqbagpli0HmqUBR

TuDI+yqEG5TP6TBUvpvK9hnYWOFuJSPQiIbz6KWjMOqeQ/QKwwN7fJHOkYjw8rO3fGQZzMKC7Y17D  
mb+VPY3vXuqWzJB+0YCq9n6o/3iIGTBG8AIG==

ARC-Message-Signature: i=1; a=rsa-sha256; c=relaxed/relaxed; d=microsoft.com;  
s=arcselector10001;  
h=From:Date:Subject:Message-ID:Content-Type:MIME-Version:X-MS-Exchange-  
AntiSpam-MessageData-ChunkCount:X-MS-Exchange-AntiSpam-MessageData-0:X-MS-  
Exchange-AntiSpam-MessageData-1;  
bh=idCnfanLn7qC5mWSr6Pav+zMk5oIcGfYxUfo9Ocx4cI=;

b=ufKAICbQLiLkBMzV0Z/s0V2Fby24qavPRFuWxw2C8k0FpL+5tjcyrtAQgtOWgR75IWB0SXRl8y8  
tDkG43lqdfGG7LmnHFwwOq9BVRfzxn9KcQABjybtm60Rdsin9lQyOKPysCzAkfmLlc3HCT1+OOHK  
oJ0f+UA8ycfbInMNTNIXks/g703LSrJ+W6iw+bSGkrtgvqurcmztDxE5eLluUmaH0jmqAXXQ+YfiP  
qslgl1FqztBXaITGE3evz0gHo6pYvg6v0GUZDghIejREuM3HODfufR66aj3e73hoJU8u6YYgVDzEZ  
vClilNUSaY/407S+SqsHulQx5vEKxwroiklw==

ARC-Authentication-Results: i=1; mx.microsoft.com 1; spf=pass (sender ip is  
[103.96.21.101](mailto:103.96.21.101)) smtp.rcpttodomain=hills.com.au  
smtp.mailfrom=mccullough.com.au; dmarc=pass (p=reject sp=reject pct=100)  
action=none header.from=mccullough.com.au; dkim=fail (signature did not  
verify) header.d=mccullough.com.au; arc=none (0)

Received: from SY5P300CA0101.AUSP300.PROD.OUTLOOK.COM (2603:10c6:10:248::22)  
by SY6P282MB3816.AUSP282.PROD.OUTLOOK.COM (2603:10c6:10:1d3::5) with  
Microsoft SMTP Server (version=TLS1\_2,  
cipher=TLS\_ECDHE\_RSA\_WITH\_AES\_256\_GCM\_SHA384) id 15.20.9388.9; Wed, 3 Dec  
2025 22:16:27 +0000

Received: from SY1PEPF00005A3E.ausprd01.prod.outlook.com  
(2603:10c6:10:248:cafe::9) by SY5P300CA0101.outlook.office365.com  
(2603:10c6:10:248::22) with Microsoft SMTP Server (version=TLS1\_3,  
cipher=TLS\_AES\_256\_GCM\_SHA384) id 15.20.9388.9 via Frontend Transport; Wed,  
3  
Dec 2025 22:16:26 +0000

Authentication-Results: spf=pass (sender IP is [103.96.21.101](mailto:103.96.21.101))  
smtp.mailfrom=mccullough.com.au; dkim=fail (signature did not verify)  
header.d=mccullough.com.au; dmarc=pass action=none  
header.from=mccullough.com.au; compauth=pass reason=100

Received-SPF: Pass (protection.outlook.com: domain of mccullough.com.au  
designates [103.96.21.101](mailto:103.96.21.101) as permitted sender)  
receiver=protection.outlook.com; client-ip=103.96.21.101;  
helo=au-smtp-delivery-101.mimecast.com; pr=C

Received: from au-smtp-delivery-101.mimecast.com ([103.96.21.101](mailto:103.96.21.101)) by  
SY1PEPF00005A3E.mail.protection.outlook.com (10.167.241.37) with Microsoft  
SMTP Server (version=TLS1\_3, cipher=TLS\_AES\_256\_GCM\_SHA384) id 15.20.9388.8  
via Frontend Transport; Wed, 3 Dec 2025 22:16:27 +0000

DKIM-Signature: v=1; a=rsa-sha256; c=relaxed/relaxed; d=mccullough.com.au;  
s=mimecast20190416; t=1764800187;  
h=from:from:reply-to:subject:subject:date:date:message-id:message-  
id:to:  
cc:mime-version:mime-version:content-type:content-type;  
bh=3AeGVuSMNah/sOZWEzBD6aBUYIc5etXheEobMyli6dM=;  
b=ls/OuUwilWJTbcMuGEyXQcJzLlICs2jTYhpZhlWZg6RUe+yhw8YAsbHfNDck3u8rmvbva  
f  
HCYxCWvwu7AqpHUQHcy5zTGE6Xhbl5gDSajWYwehoVleV/3o+iqtn89vAfqirFBS+60Xkj  
9+tW2szufWzqyuekhxJf1UhCl5t7/psStyrzXcE8rnFNuw/inNTalcfC8r4qrogpYG76Oa  
ta+DzIGA4ZB9oA+eYh5+rekKljBoT9HEve7xdw9IT0qDeClzh1I5KZIQsn9x8ZSUXjilDI  
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**From:** postmaster@anz.com  
**Sent:** Thursday, 4 December 2025 8:15:00 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Lake Eildon Country Club / Mansfield Country Resort Supreme Court of Victoria proceeding S ECI 2025 02613  
**Attachments:** Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613.msg

**Delivery has failed to these recipients or groups:**

[REDACTED]  
The email address you entered couldn't be found. Please check the recipient's email address and try to resend the message. If the problem continues, please contact your email admin.

Diagnostic information for administrators:

Generating server: EXCAU002MEL0004.global.anz.com

[REDACTED]  
Remote Server returned '550 5.1.10 RESOLVER.ADR.RecipientNotFound; Recipient not found by SMTP address lookup'

Original message headers:

Received: from EXCAU002MEL0004.global.anz.com (10.158.86.5) by EXCAU002MEL0004.global.anz.com (10.158.86.5) with Microsoft SMTP Server (version=TLS1\_2, cipher=TLS\_ECDHE\_RSA\_WITH\_AES\_256\_GCM\_SHA384) id 15.2.2562.17; Thu, 4 Dec 2025 09:14:58 +1100  
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Return-Path: lakeeildon@mccullough.com.au  
Received: from [[127.0.0.1](https://127.0.0.1)] ([127.0.0.1:62200] helo=smtp-injection-worker)  
by prd08-usw2-17 (envelope-from <lakeeildon@mccullough.com.au>)  
(ecelerity 4.7.0.20111 r(msys-ecelerity:tags/4.7.0-ga^0)) with ESMTPS  
(cipher=TLS\_AES\_128\_GCM\_SHA256)  
id 1F/CB-61617-A56B0396; Wed, 03 Dec 2025 22:14:50 +0000  
X-FE-ETP-SENDER-IP: [103.96.21.101](https://103.96.21.101)  
X-FE-ETP-CONNECTING-IP: [103.96.21.101](https://103.96.21.101)  
Authentication-Results-Original: mta-8a969f.us.email.fireeyecloud.com;  
dmarc=pass (p=reject; dis=none) header.from=mccullough.com.au  
Received: from au-smtp-delivery-101.mimecast.com (au-smtp-delivery-  
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FireEye ETP with ESMTPS (cipher=TLS\_AES\_256\_GCM\_SHA384)

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Received: from MEUPR01CU001.outbound.protection.outlook.com (mail-australiasoutheastazn11020113.outbound.protection.outlook.com [52.101.152.113]) by relay.mimecast.com with ESMTP with STARTTLS (version=TLSv1.3, cipher=TLS\_AES\_256\_GCM\_SHA384) id au-mta-19-hHt0SQTgMSm9vH2\_OEEMtQ-1; Thu, 04 Dec 2025 09:12:52 +1100

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From: Lake Eildon <lakeeildon@mccullough.com.au>

Subject: =?Windows-1252?Q?Lake\_Eildon\_Country\_Club/\_Mansfield\_Country\_Resort\_=96\_?=

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X-CrossPremisesHeadersFiltered: EXIAU002MELP011.ecorp.anz.com  
X-OriginatorOrg: anz.com



**From:** postmaster@outlook.com  
**Sent:** Thursday, 4 December 2025 8:15:06 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Lake Eildon Country Club / Mansfield Country Resort 2 Supreme Court of Victoria proceeding S ECI 2025 02613  
**Attachments:** Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613.msg

**DS3PEPF000099DF.mail.protection.outlook.com rejected your message to the following email addresses:**

[REDACTED]

Your message wasn't delivered because the recipient's email provider rejected it.

DS3PEPF000099DF.mail.protection.outlook.com gave this error:  
Access denied, sending domain [MCCULLOUGH.COM.AU] does not pass DMARC verification and has a DMARC policy of reject. [SY0P300MB0770.AUSP300.PROD.OUTLOOK.COM 2025-12-03T22:15:05.593Z 08DE32B087867E8D] [DS7PR06CA0012.namprd06.prod.outlook.com 2025-12-03T22:15:05.718Z 08DE327B9F83A6FA] [DS3PEPF000099DF.namprd04.prod.outlook.com 2025-12-03T22:15:05.710Z 08DE2EAD57FB2A1D]

Diagnostic information for administrators:

Generating server: SY3PPF9969D6081.AUSP300.PROD.OUTLOOK.COM

[REDACTED]

DS3PEPF000099DF.mail.protection.outlook.com  
Remote server returned '550 5.7.509 Access denied, sending domain [MCCULLOUGH.COM.AU] does not pass DMARC verification and has a DMARC policy of reject.  
[SY0P300MB0770.AUSP300.PROD.OUTLOOK.COM 2025-12-03T22:15:05.593Z 08DE32B087867E8D]  
[DS7PR06CA0012.namprd06.prod.outlook.com 2025-12-03T22:15:05.718Z 08DE327B9F83A6FA]  
[DS3PEPF000099DF.namprd04.prod.outlook.com 2025-12-03T22:15:05.710Z 08DE2EAD57FB2A1D]'

Original message headers:

Received: from SY8P300MB0334.AUSP300.PROD.OUTLOOK.COM (2603:10c6:10:266::11)  
by SY3PPF9969D6081.AUSP300.PROD.OUTLOOK.COM (2603:10c6:18::4a3) with  
Microsoft SMTP Server (version=TLS1\_2,  
cipher=TLS\_ECDHE\_RSA\_WITH\_AES\_256\_GCM\_SHA384) id 15.20.9388.9; Wed, 3 Dec  
2025 22:14:58 +0000  
Resent-From: <maxinehendy@hotmail.com>

Received: from SY8P300MB0334.AUSP300.PROD.OUTLOOK.COM ([:1]) by  
SY8P300MB0334.AUSP300.PROD.OUTLOOK.COM ([fe80::f3b4:437d:b5:14e8%6]) with  
Microsoft SMTP Server id 15.20.9388.009; Wed, 3 Dec 2025 22:14:58 +0000  
Authentication-Results: spf=pass (sender IP is [103.96.21.101](https://www.iana.org/domains/reserved/103.96.21.101))  
smtp.mailfrom=mccullough.com.au; dkim=fail (signature did not verify)  
header.d=mccullough.com.au; dmarc=pass action=none  
header.from=mccullough.com.au; compauth=pass reason=100  
Received-SPF: Pass (protection.outlook.com: domain of mccullough.com.au  
designates [103.96.21.101](https://www.iana.org/domains/reserved/103.96.21.101) as permitted sender)  
receiver=protection.outlook.com; client-ip=103.96.21.101;  
helo=au-smtp-delivery-101.mimecast.com; pr=C  
X-IncomingTopHeaderMarker:  
OriginalChecksum:990EB76F750AFC75375FB08EB7F9BB97B85176276D0D98B4D4D531D4242A  
95C1;UpperCasedChecksum:A0225B229729CD22D71309D79DC8F39650FA2C1AFC1AE43C3F999  
A60E636E533;SizeAsReceived:8641;Count:47  
DKIM-Signature: v=1; a=rsa-sha256; c=relaxed/relaxed; d=mccullough.com.au;  
s=mimecast20190416; t=1764800074;  
h=from:from:reply-to:subject:subject:date:date:message-id:message-  
id:to:  
cc:mime-version:mime-version:content-type:content-type;  
bh=de7X7yLfflD36pvJR30NJhRYZ2G0KDKUbVtKtqxZXuI=;  
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9  
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X-MC-Unique: EKGaZUcpM6ulw\_W\_DEDTLw-1  
X-Mimecast-MFC-AGG-ID: EKGaZUcpM6ulw\_W\_DEDTLw\_1764800029  
From: Lake Eildon <lakeeildon@mccullough.com.au>  
Subject: =?Windows-  
1252?Q?Lake\_Eildon\_Country\_Club\_/\_Mansfield\_Country\_Resort\_=96\_?=  
=?Windows-1252?Q?Supreme\_Court\_of\_Victoria\_proceeding\_S\_ECI\_2025\_02613?=  
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Thread-Index: AdxkVDmKPk1AYlChRhCGcBufuzeYnA==  
Date: Wed, 3 Dec 2025 22:13:45 +0000  
Message-ID:  
<ME3P282MB3854FB1E1553298FDCE29D37F2D9A@ME3P282MB3854.AUSP282.PROD.OUTLOOK.CO  
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Accept-Language: en-US  
X-MS-Has-Attach: yes  
X-MS-TNEF-Correlator:  
x-inmailx-am-clean: cv=3.25.0801 (64-bit)  
instanceid: 215161CAFA55C211BE400EE26612E190C2B171123915FB4267358A5F93128882  
usermessageid: <8b921f8cb3434594aa8c874dc45daa5d@mccullough.com.au>  
x-signature365-messageprocessed: true  
x-signature365-signatureinjectedby: OutlookAddIn  
x-ms-exchange-messagesentrepresentingtype: 1  
x-ms-traffictypediagnostic:  
ME3P282MB3854:EE\_|SY8P282MB5258:EE\_|AMS0EPF000001B0:EE\_|SY8P300MB0306:E  
E\_|SY8P300MB0334:EE\_|SY3PPF9969D6081:EE\_  
X-MS-Office365-Filtering-Correlation-Id: c06b6c73-c6b1-4e17-9a3c-08de32b9590f  
x-ms-exchange-senderadcheck: 1  
x-ms-exchange-antispam-relay: 0

X-Microsoft-Antispam-Untrusted:  
BCL:0;ARA:13230040|7416014|376014|1800799024|366016|8096899003|4053099003|130  
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=?us-ascii?Q?7FsqsOOvxpvthWglx/DqLLCzXFoG/zucRwS0bS+kATg/ORCIWqi9rExLJoX?=  
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X-Forefront-Antispam-Report-Untrusted:  
CIP:255.255.255.255;CTRY:;LANG:en;SCL:1;SRV:;IPV:NLI;SFV:NSPM;H:ME3P282MB3854  
.AUSP282.PROD.OUTLOOK.COM;PTR:;CAT:NONE;SFS:(13230040)(7416014)(376014)(18007  
99024)(366016)(8096899003)(4053099003)(13003099007)(27013499003)(38070700021)  
;DIR:OUT;SFP:1102  
MIME-Version: 1.0  
X-MS-Exchange-Transport-CrossTenantHeadersStamped: SY8P282MB5258  
X-Mimecast-Spam-Score: 1  
X-Mimecast-MFC-PROC-ID:  
hqMEiUKRGhql1R6F4ieJtPGpMM1Km62E8FBwldepU6Q\_1764800029  
X-Mimecast-Originator: mccullough.com.au  
Content-Language: en-US  
Content-Type: multipart/mixed;  
boundary="\_008\_ME3P282MB3854FB1E1553298FDCE29D37F2D9AME3P282MB3854AUSP\_  
"  
X-IncomingHeaderCount: 47  
To: Undisclosed recipients;  
Return-Path: lakeeildon@mccullough.com.au  
X-EOPAttributedMessage: 0  
X-EOPTenantAttributedMessage: 84df9e7f-e9f6-40af-b435-aaaaaaaaaaaa:0  
X-MS-Exchange-Transport-CrossTenantHeadersStripped:  
AMS0EPF000001B0.eurprd05.prod.outlook.com  
X-MS-PublicTrafficType: Email  
X-MS-UserLastLogonTime: 12/3/2025 2:16:20 PM  
X-MS-Office365-Filtering-Correlation-Id-Prvs: adc72297-551e-44f7-2d19-  
08de32b939b7  
X-MS-Exchange-EOPDirect: true  
X-Sender-IP: [103.96.21.101](https://103.96.21.101)

X-SID-PRA: LAKEEILDON@MCCULLOUGH.COM.AU  
X-SID-Result: PASS  
X-MS-Exchange-AtpMessageProperties: SA|SL  
X-Microsoft-Antispam:  
BCL:0;ARA:1444111002|970799057|47200799021|58200799018|32080799003|2700799029  
|10300799035|13020799006|461199028|9400799040|3151999006|6092099016|301407990  
03|84100799003|440099028|3412199025|4302099013|34101999003|14045499003|300419  
99003|18021999003|1370799030|1360799030|1380799030|1602099012|2217299015|5689  
9033|18301999012;  
X-MS-Exchange-CrossTenant-OriginalArrivalTime: 03 Dec 2025 22:14:36.7805  
(UTC)  
X-MS-Exchange-CrossTenant-Network-Message-Id: c06b6c73-c6b1-4e17-9a3c-  
08de32b9590f  
X-MS-Exchange-CrossTenant-Id: 84df9e7f-e9f6-40af-b435-aaaaaaaaaaaa  
X-MS-Exchange-CrossTenant-AuthSource:  
AMS0EPF000001B0.eurprd05.prod.outlook.com  
X-MS-Exchange-CrossTenant-AuthAs: Anonymous  
X-MS-Exchange-CrossTenant-FromEntityHeader: Internet  
X-MS-Exchange-CrossTenant-RMS-PersistedConsumerOrg: 00000000-0000-0000-0000-  
000000000000  
X-MS-Exchange-Transport-CrossTenantHeadersStamped: SY8P300MB0306  
X-MS-Exchange-Transport-EndToEndLatency: 00:00:20.2171854  
X-MS-Exchange-Processed-By-BccFoldering: 15.20.9388.009  
X-MS-Exchange-Inbox-Rules-Loop: maxinehendy@hotmail.com  
X-OriginatorOrg: sct-15-20-9366-1-msonline-outlook-47167.templateTenant

**From:** postmaster@outlook.com  
**Sent:** Thursday, 4 December 2025 8:15:11 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Lake Eildon Country Club / Mansfield Country Resort 2 Supreme Court of Victoria proceeding S ECI 2025 02613  
**Attachments:** Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613.msg

**Delivery has failed to these recipients or groups:**

[REDACTED]  
A communication failure occurred during the delivery of this message. Please try to resend the message later. If the problem continues, contact your email admin.

Diagnostic information for administrators:

Generating server: LO3P123MB3209.GBRP123.PROD.OUTLOOK.COM

[REDACTED]  
Remote server returned '550 5.5.0 Requested action not taken: mailbox unavailable.'

Original message headers:

Received: from CWLP123CA0176.GBRP123.PROD.OUTLOOK.COM (2603:10a6:400:19b::6) by LO3P123MB3209.GBRP123.PROD.OUTLOOK.COM (2603:10a6:600:f7::10) with Microsoft SMTP Server (version=TLS1\_2, cipher=TLS\_ECDHE\_RSA\_WITH\_AES\_256\_GCM\_SHA384) id 15.20.9388.9; Wed, 3 Dec 2025 22:15:08 +0000  
Received: from AMS1EPF00000041.eurprd04.prod.outlook.com (2603:10a6:400:19b:cafe::93) by CWLP123CA0176.outlook.office365.com (2603:10a6:400:19b::6) with Microsoft SMTP Server (version=TLS1\_3, cipher=TLS\_AES\_256\_GCM\_SHA384) id 15.20.9388.11 via Frontend Transport; Wed, 3 Dec 2025 22:15:08 +0000  
Authentication-Results: spf=pass (sender IP is [103.96.21.101](https://103.96.21.101)) smtp.mailfrom=mccullough.com.au; dkim=fail (signature did not verify) header.d=mccullough.com.au; dmarc=pass action=none header.from=mccullough.com.au;  
Received-SPF: Pass (protection.outlook.com: domain of mccullough.com.au designates [103.96.21.101](https://103.96.21.101) as permitted sender) receiver=protection.outlook.com; client-ip=103.96.21.101; helo=au-smtp-delivery-101.mimecast.com; pr=C  
Received: from au-smtp-delivery-101.mimecast.com ([103.96.21.101](https://103.96.21.101)) by

AMS1EPF00000041.mail.protection.outlook.com (10.167.16.38) with Microsoft  
 SMTP Server (version=TLS1\_3, cipher=TLS\_AES\_256\_GCM\_SHA384) id 15.20.9388.8  
 via Frontend Transport; Wed, 3 Dec 2025 22:15:07 +0000  
 X-IncomingTopHeaderMarker:  
 OriginalChecksum:FD0F977F41AD58FA4C9F29640988E0F51BCE8207D5CDB8164082F50B0165  
 5370;UpperCasedChecksum:D5F8DBD26525285E410D4535D23CE06F1150266612878CBE4FA27  
 080EFBAA9D3;SizeAsReceived:8641;Count:47  
 DKIM-Signature: v=1; a=rsa-sha256; c=relaxed/relaxed; d=mccullough.com.au;  
 s=mimecast20190416; t=1764800104;  
 h=from:from:reply-to:subject:subject:date:date:message-id:message-  
 id:to:  
 cc:mime-version:mime-version:content-type:content-type;  
 bh=de7X7yLFf1D36pvJR30NjHRYZ2G0KDKUbVtKtqxZXuI=;  
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 O  
 MGboO48ldx0uKmkMh0LYz6m/FSVzUxh7Yznxw0fJU6A34by/IrPlch4SgA//zLMCW4DPXJ  
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 Received: from MEUPR01CU001.outbound.protection.outlook.com  
 (mail-australiasoutheastazon11020078.outbound.protection.outlook.com  
 [52.101.152.78]) by relay.mimecast.com with ESMTP with STARTTLS  
 (version=TLSv1.3, cipher=TLS\_AES\_256\_GCM\_SHA384) id  
 au-mta-5-EKGaZUcpM6ulw\_W\_DEDTLw-1; Thu, 04 Dec 2025 09:13:54 +1100  
 X-MC-Unique: EKGaZUcpM6ulw\_W\_DEDTLw-1  
 X-Mimecast-MFC-AGG-ID: EKGaZUcpM6ulw\_W\_DEDTLw\_1764800029  
 Received: from ME3P282MB3854.AUSP282.PROD.OUTLOOK.COM (2603:10c6:220:1ba::14)  
 by SY8P282MB5258.AUSP282.PROD.OUTLOOK.COM (2603:10c6:10:2b5::7) with  
 Microsoft SMTP Server (version=TLS1\_2,  
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 2025 22:13:45 +0000  
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 ([fe80::ef31:a28f:b567:863e%3]) with mapi id 15.20.9388.003; Wed, 3 Dec 2025  
 22:13:45 +0000  
 From: Lake Eildon <lakeeildon@mccullough.com.au>  
 Subject: =?Windows-  
 1252?Q?Lake\_Eildon\_Country\_Club/\_Mansfield\_Country\_Resort\_=96\_?=  
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 Date: Wed, 3 Dec 2025 22:13:45 +0000  
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 Accept-Language: en-US  
 X-MS-Has-Attach: yes  
 X-MS-TNEF-Correlator:  
 x-inmailx-am-clean: cv=3.25.0801 (64-bit)  
 instanceid: 215161CAFA55C211BE400EE26612E190C2B171123915FB4267358A5F93128882  
 usermessageid: <8b921f8cb3434594aa8c874dc45daa5d@mccullough.com.au>  
 x-signature365-messageprocessed: true  
 x-signature365-signatureinjectedby: OutlookAddIn  
 x-ms-exchange-messagesentrepresentingtype: 1  
 x-ms-trafficdiagnostic:

ME3P282MB3854:EE\_|SY8P282MB5258:EE\_|AMS1EPF00000041:EE\_|LO3P123MB3209:EE\_  
X-MS-Office365-Filtering-Correlation-Id: fe75336b-9195-4051-4344-08de32b96b34  
x-ms-exchange-senderadcheck: 1  
x-ms-exchange-antispam-relay: 0  
X-Microsoft-Antispam-Untrusted:  
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=?us-ascii?Q?fjfYvvVEMZdl5QZ4HzHPu7jpcG8ok08Wg3ltMQ7fX6hhykPW7GrFTvauAX8v?=  
=?us-ascii?Q?JULj9Jzq4VrQpUNclawZ7Rp+4RuzkRBq6DSkfoqX56KZOpBz+0gyJaLfd/iO?=  
=?us-ascii?Q?5004Qv0msGOB86cQDx+V37k5fgO8GQj7oEfMwOnqac4diRiBH7LQ2nPWQySn?=  
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=?us-ascii?Q?9x22oIfonwqdL0HowVGgAtwY5daSUxftDZrh2QRrtW7wtC2lCBnVEAUUhJNY?=  
=?us-ascii?Q?T6xuiH3vdNVYdoepTE3TNzZKdQzrXvrAscoXwqKNEwcaV9kw7Rqyyr66Vsoc?=  
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=?us-ascii?Q?run0kInR/fNqda4iYUOXtbLcXbQ4h2EihztgxV9ZcfavkLyNmrt9R0skyv4U?=  
=?us-ascii?Q?sng6sVBg650ZKPsOWyGhoRq91dJJUhTsmImVeBC6cjymxi7Gz6UDno4uDrt7?=  
=?us-ascii?Q?juv8vMZU/1cn3B3FCCpVOObUU0iJCzlmIW4ckfg25uTcVDH3MQqE2MNJ5ER0?=  
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=?us-ascii?Q?T8S+AaObTYZMJ3uvthVJy7j6qmyG+2XXdpZ84juCHmuPucG4KgoAWKgod0+c6?=  
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=?us-ascii?Q?az50LExeXwU=3D?=  
X-Forefront-Antispam-Report-Untrusted:  
CIP:255.255.255.255;CTRY:;LANG:en;SCL:1;SRV:;IPV:NLI;SFV:NSPM;H:ME3P282MB3854.AUSP282.PROD.OUTLOOK.COM;PTR:;CAT:NONE;SFS:(13230040)(7416014)(376014)(1800799024)(366016)(8096899003)(4053099003)(13003099007)(27013499003)(38070700021);DIR:OUT;SFP:1102  
MIME-Version: 1.0  
X-MS-Exchange-Transport-CrossTenantHeadersStamped: SY8P282MB5258  
X-Mimecast-Spam-Score: 1  
X-Mimecast-MFC-PROC-ID: MrovDq4EnpzcaDgLi-TVKP7hBTHwn00\_97nP26EojpA\_1764800029  
X-Mimecast-Originator: mccullough.com.au  
Content-Language: en-US  
Content-Type: multipart/mixed;  
boundary="\_008\_ME3P282MB3854FB1E1553298FDCE29D37F2D9AME3P282MB3854AUSP\_  
"  
X-IncomingHeaderCount: 47  
To: Undisclosed recipients;  
Return-Path: lakeeildon@mccullough.com.au  
X-EOPAttributedMessage: 0  
X-EOPTenantAttributedMessage: 84df9e7f-e9f6-40af-b435-aaaaaaaaaaaa:0  
X-MS-Exchange-Transport-CrossTenantHeadersStripped:  
AMS1EPF00000041.eurprd04.prod.outlook.com  
X-MS-PublicTrafficType: Email



X-MS-Office365-Filtering-Correlation-Id-Prvs:  
adc72297-551e-44f7-2d19-08de32b939b7  
X-MS-Exchange-EOPDirect: true  
X-Sender-IP: [103.96.21.101](http://103.96.21.101)  
X-SID-PRA: LAKEEILDON@MCCULLOUGH.COM.AU  
X-SID-Result: PASS  
X-Microsoft-Antispam:  
BCL:0;ARA:1444111002|2500799015|32000799015|13020799006|461199028|32080  
799003|9400799040|30140799003|84100799003|6092099016|440099028|3412199025|430  
2099013|30041999003|1380799030|1370799030|1360799030|1602099012|56899033;  
X-Microsoft-Antispam-Message-Info:  
=?us-  
ascii?Q?4xMf/AkD9PdNq8E2a/9XlQJPxT8gt3/i63IGqPBw/c66gLgtjAhKo21Fs8O0?=  
=?us-ascii?Q?HeYtUnqJYsJ9oZcWXqO+8GwYlAawNIsohbve3NwQPQQ+G/NVslmn/CQjxOga?=  
=?us-ascii?Q?wuT4YlZ5Mjc0WV6V6mX+azoXfANjl8IvvDd9g45C6+5r62DMNpaF4BV7vnQS?=  
=?us-ascii?Q?k7EWollYlYVFCZ4EMoqmH/dNMuukcVRG9H8auM0L8fnrxWpkq8bi9hZQyCfx?=  
=?us-ascii?Q?QXR0BfuHlkYL/N9TYnHr5uulCjv9KbHwBn3L4NUnFMd6TcJtmVrL0V+6NvUn?=  
=?us-ascii?Q?96Calw4pExwWNYJfapXjYNBh+vYoq6pLlGq3O8fhSJTqHhgsBaVc/yD+UVAb?=  
=?us-ascii?Q?T8Yn60rZE5HafXhVa2DPSRe+AWRdxIw/UAmXTaCybVnACsObECBM5syBImVD?=  
=?us-ascii?Q?qFSbaoyZPqXTFa9AatXoHrKOOrwiVPd7Y3dI+YeQTVFRFCDO7LYYbKKlAKqf?=  
=?us-ascii?Q?+wzqabTg0OcHVUrMlnRzOf6sy15aI/cMcGxq0oXhZ5VAlXAUS28JqnJJ5XT3?=  
=?us-ascii?Q?FSuZiRPP5UT073R+IYASlCDFE99czLzHo16QQ1040E6+ACSdSZlQsNKyUVkO?=  
=?us-ascii?Q?Btn3uLlkYm798yXS8g+pU4w9PO3Ct8GpyGHbt8RoOAuIW+w7j3C7u6KRh4nY?=  
=?us-ascii?Q?9pRLDbmzzpKqkAEASfG1NKLy/Io4RohFO/p6/94mz+SWlNEHD49BBq1POPHo?=  
=?us-ascii?Q?zPfhqtriufivnkvydhqOB3s0LpzwJ96wXRxe0hzFL1zFo521H7JNzRft00s?=  
=?us-ascii?Q?l7xjGCUoiFsmkNkP3K8t88223wz5RySAyyNb3MoTzUvF8P9iIw58rurse/+A?=  
=?us-ascii?Q?FyGxix0q55oGbk+hJA/wkjoKXZzlqp0nxd8CwajP3d03AJxBrbiDtFnBWQAI?=  
=?us-ascii?Q?sA5+Tfe7Yhg8vIlNhVL18WcaF0FklBV+KeKpooZRIaSv0eTiSlPazKr+f385?=  
=?us-ascii?Q?HuxxrN+YLZirGjTjLANjJN4m9co73hTaLbjtCTSqrE/bl3XAGqGSehmzoD7R?=  
=?us-ascii?Q?wl04pv8L3nWWS+g17+A8aRRFx3kMLiDOVqrIyOEePPaqTWgxJvjuD6pa+OXh?=  
=?us-ascii?Q?/J1tAlZaIEjtmlAzobyXMkAKGUf98kUF8geCdrKE3ploHSqf9TM/bvKnO3VG?=  
=?us-ascii?Q?O5fvCcP78HlHK+aQBhlMN19CnEklTMAfJIZ+kXQyGpuEtzB68vraIHic191K?=  
=?us-ascii?Q?JknxyAJo7APntcsdq12kWC+tviz2L1CQOYtEcqjCNS+9pWf3UM1+6QsL7aM8?=  
=?us-ascii?Q?H12kINLeb6oufKVdUus8c9zIJ6Bb6H2CSMr3bFuR4B+Ai3H0XwF2YXJfAhZ4?=  
=?us-ascii?Q?XKh48aCvKwyaZMgYluIig+Ja?=-

**Sent:** Thursday, 4 December 2025 8:15:17 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Mail delivery failed: returning message to sender

This message was created automatically by mail delivery software.

A message that you sent could not be delivered to one or more of its recipients. This is a permanent error. The following address(es) failed:

[REDACTED]  
host outlook-com.olc.protection.outlook.com  
[<https://url.au.m.mimecastprotect.com/s/MHXwCmOxm7HP6l6nHGfgFRITmh?domain=52.101.68.11>]  
SMTP error from remote mail server after end of data:  
550 5.7.509 Access denied, sending domain [MCCULLOUGH.COM.AU] does not pass DMARC verification and has a DMARC policy of reject. [SE2P216MB3006.KORP216.PROD.OUTLOOK.COM 2025-12-03T22:15:17.164Z 08DE318986C5B1B3] [DUZP191CA0003.EURP191.PROD.OUTLOOK.COM 2025-12-03T22:15:17.281Z 08DE31ED504E456B] [DB1PEPF000509E9.eurprd03.prod.outlook.com 2025-12-03T22:15:17.280Z 08DE2E92ADE3140B]

**Sent:** Thursday, 4 December 2025 8:13:40 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Mail delivery failed: returning message to sender

This message was created automatically by mail delivery software.

A message that you sent could not be delivered to one or more of its recipients. This is a permanent error. The following address(es) failed:

[REDACTED]  
host hotmail-com.olc.protection.outlook.com  
[[https://url.au.m.mimecastprotect.com/s/Xo\\_xC81ZnXUPQzrTnf8FyFUqK?domain=52.101.73.31](https://url.au.m.mimecastprotect.com/s/Xo_xC81ZnXUPQzrTnf8FyFUqK?domain=52.101.73.31)]  
SMTP error from remote mail server after end of data:  
550 5.7.509 Access denied, sending domain [MCCULLOUGH.COM.AU] does not pass DMARC verification and has a DMARC policy of reject. [SI6PR04MB8251.apcprd04.prod.outlook.com 2025-12-03T22:13:40.085Z 08DE3243DCB6B290] [CWLP123CA0111.GBRP123.PROD.OUTLOOK.COM 2025-12-03T22:13:40.181Z 08DE324E9682E444] [AMS0EPF000001AE.eurprd05.prod.outlook.com 2025-12-03T22:13:40.184Z 08DE2E689CD68E53]

**Sent:** Thursday, 4 December 2025 8:20:16 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Mail delivery failed: returning message to sender

This message was created automatically by mail delivery software.

A message that you sent could not be delivered to one or more of its recipients. This is a permanent error. The following address(es) failed:

[REDACTED]  
host hotmail-com.olc.protection.outlook.com  
[[https://url.au.m.mimecastprotect.com/s/Ku0wCZYMxZu8xgAvCzfDFBHeK\\_?domain=52.101.73.29](https://url.au.m.mimecastprotect.com/s/Ku0wCZYMxZu8xgAvCzfDFBHeK_?domain=52.101.73.29)]  
SMTP error from remote mail server after end of data:  
550 5.7.509 Access denied, sending domain [MCCULLOUGH.COM.AU] does not pass DMARC verification and has a DMARC policy of reject. [SY8PR01MB9047.ausprd01.prod.outlook.com 2025-12-03T22:20:15.997Z 08DE2E715504C566] [AS4PR10CA0015.EURPRD10.PROD.OUTLOOK.COM 2025-12-03T22:20:16.132Z 08DE31875EE30F18] [AMS0EPF000001B1.eurprd05.prod.outlook.com 2025-12-03T22:20:16.136Z 08DE2EBDB15220D9]

**From:** MAILER-DAEMON@mailguard.com.au (Mail Delivery System)  
**Sent:** Tuesday, 9 December 2025 9:27:36 AM  
**To:** [REDACTED]  
**Subject:** Undeliverable: Undelivered Mail Returned to Sender

This is the mail system at host smtp-relay-raum-honkshoo.mailguard.com.au.

I'm sorry to have to inform you that your message could not be delivered to one or more recipients. It's attached below.

For further assistance, please send mail to postmaster.

If you do so, please include this problem report. You can delete your own text from the attached returned message.

The mail system

[REDACTED] >: delivery temporarily suspended: connect to  
localhost[https://url.au.m.mimecastprotect.com/s/Doa1C2xZPGTZ02x5fnfEF5IYNS?domain=127.0.0.1]:1:  
Connection refused

**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:25:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:25:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:25:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:25:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:25:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:23:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:21:09 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

Domain has no MX records or is invalid

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 4:21:09 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Internal mail relay processing error.

### Further information

Temporary error looking up MX record

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:20:06 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist.  
IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:19:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 The email account that you tried to reach does not exist. Please try double-checking the recipient's email address for typos or unnecessary spaces. For more information, go to <https://support.google.com/mail/?p=NoSuchUser> d9443c01a7336-29bce4425c5si104516265ad.150 - gsmtip

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:18:33 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not  
exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for  
every one that didn't arrive.

**mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:18:15 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:18:09 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [R2] Recipient [REDACTED] does not exist here.

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:18:03 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:18:00 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.5.0 Requested action not taken: mailbox unavailable (S2017062302).  
[DS3PEPF0000C37B.namprd04.prod.outlook.com 2025-12-03T22:17:57.199Z  
08DE2E65AA559664]

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

**mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:17:54 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:17:33 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not  
exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for  
every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:17:33 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not  
exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for  
every one that didn't arrive.

**mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:17:33 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:17:09 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:16:39 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

**mimecast**

© 2003 - 2025 Mimecast Services Limited and affiliates.

**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:16:27 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not  
exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for  
every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:15:39 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** mimecast  
**Sent:** Thursday, 4 December 2025 8:15:18 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.4.1 Recipient address rejected: Access denied. For more information see  
<https://aka.ms/EXOSmtpErrors> [ML1PEPF0000F179.ausprd01.prod.outlook.com 2025-12-03T22:15:15.287Z 08DE2E65D75BC180]

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:15:18 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:15:18 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

**mimecast**

© 2003 - 2025 Mimecast Services Limited and affiliates.

**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:15:12 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 <[REDACTED]>... User unknown.

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:15:06 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:14:48 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to:  
Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:14:36 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:14:36 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:14:30 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.4.1 Recipient address rejected: Access denied. For more information see <https://aka.ms/EXOSmtpErrors> [DB5PEPF00014B9B.eurprd02.prod.outlook.com 2025-12-03T22:14:28.099Z 08DE2EB4C647C4CA]

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:14:09 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist.  
IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:13:51 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 <[REDACTED]> recipient rejected

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:13:51 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.1.1 [REDACTED] recipient rejected. Recipient does not exist. IB603A

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 8:13:42 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient email address is possibly incorrect.

### Further information

5.4.1 Recipient address rejected: Access denied. For more information see <https://aka.ms/EXOSmtpErrors> [SY1PEPF000066C4.ausprd01.prod.outlook.com 2025-12-03T22:13:40.741Z 08DE2E66442CE4C8]

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Monday, 8 December 2025 5:27:15 AM  
**To:** Lake Eildon  
**Subject:** Your message couldn't be delivered  
**Attachments:** ATT00001

**mimecast**

## Your message couldn't be delivered

The message you sent to [REDACTED] couldn't be delivered due to: Recipient server unavailable or busy.

### Further information

Connection timed out (Connection timed out)

If you sent this message to multiple addresses, you'll receive a notification like this for every one that didn't arrive.

Powered by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:20:12 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet  
due to: Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:18:24 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet  
due to: Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:18:18 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to:  
Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

Tracked by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:18:15 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to:  
Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

Tracked by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:18:15 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to:  
Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

Tracked by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:18:06 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to: Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

Tracked by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:16:15 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to:  
Recipient email address is possibly incorrect.

We'll let you know if we can't deliver it successfully.

### Further Information

Domain has no MX records or is invalid

Tracked by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:16:12 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to: Internal mail relay processing error.

We'll let you know if we can't deliver it successfully.

### Further Information

Temporary error looking up MX record

Tracked by **mimecast**

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**From:** McR Postmaster  
**Sent:** Thursday, 4 December 2025 9:29:15 AM  
**To:** Lake Eildon  
**Subject:** Your message hasn't been delivered yet  
**Attachments:** ATT00001

**mimecast**

## Your message hasn't been delivered yet

The message you sent to [REDACTED] hasn't been delivered yet due to:  
Recipient server unavailable or busy.

We'll let you know if we can't deliver it successfully.

### Further Information

Connection timed out (Connection timed out)

Tracked by **mimecast**

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**From:** Ana Sigvertsen  
**Sent:** Thursday, 4 December 2025 8:18:42 AM  
**To:** Lake Eildon  
**Subject:** Automatic reply: Lake Eildon Country Club / Mansfield Country Resort ☒  
Supreme Court of Victoria proceeding S ECI 2025 02613

Ana no longer works for White Fox & Jones. Your email has been forwarded to Kristina Arcus,  
[REDACTED] who will attend to your query

**From:** Member and Property Administration  
**Sent:** Thursday, 4 December 2025 8:17:04 AM  
**To:** Lake Eildon  
**Subject:** Automatic reply: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613

**THIS IS AN AUTOMATIC RESPONSE FROM MEMBER AND PROPERTY ADMINISTRATION - DO NOT REPLY TO THIS EMAIL.**

Our department is currently experiencing a high volume of enquiries. Please be advised that we currently have a **72 hour turn around time for all responses**.

Should your enquiry be urgent, please contact us directly on +61 (0)7 5595 7525.

Member & Property Administration  
Classic Holidays

**From:** Catriona McPhee  
**Sent:** Thursday, 4 December 2025 8:15:43 AM  
**To:** Lake Eildon  
**Subject:** Automatic reply: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613

I am currently on extended leave.

If your enquiry relates to Museums Victoria, please contact one of the following Staff :

- Simon Hinkley [REDACTED]
- Claire Keely [REDACTED]
- Genefer Walker-Smith - Senior Collection Manager [REDACTED]

Thanks Catriona McPhee

Museums Victoria acknowledges the Wurundjeri Woi Wurrung and Boon Wurrung Bunurong peoples of the eastern Kulin Nations where we work, and First Peoples across Victoria and Australia.

Our organisation, in partnership with the First Peoples of Victoria, is working to place First Peoples living cultures and histories at the core of our practice.



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**From:** Dryden Robertson  
**Sent:** Thursday, 4 December 2025 8:19:08 AM  
**To:** Lake Eildon  
**Subject:** Automatic reply: Lake Eildon Country Club / Mansfield Country Resort ☒  
Supreme Court of Victoria proceeding S ECI 2025 02613

I am currently out of the office. I will be available Friday 5th December.

Please take care and stay safe!

**IMPORTANT:** This email and any attachments are confidential and may be subject to legal privilege. If you have received this email in error, confidentiality and privilege are not waived and you must not disclose or use the information contained in it. Please notify the sender by return email and delete it from your system. Any personal information in this email must be handled in accordance with the Privacy Act 1988 (Cth). The content of this email does not necessarily represent the views of Nissan Motor Co Australia Pty Ltd.

**From:** Property Law  
**Sent:** Thursday, 4 December 2025 8:19:05 AM  
**To:** Lake Eildon  
**Subject:** RE: Lake Eildon Country Club / Mansfield Country Resort ☒ Supreme Court of Victoria proceeding S ECI 2025 02613

Thank you for your email to the Property Law Team. Please note that the Property Law Team only deals with matters in relation to deregistered companies.

Please note our office will be closed from 12PM on 24 December 2025, reopening on 2 January 2026. This inbox will be unattended from close of business on 23 December 2025. The Property Law Team will endeavour to respond to emails upon our return. As we approach the Xmas close down period PLT's usual response times will be impacted from mid-December 2025 to mid-January 2026. Please take this into account before contacting us, and if necessary re-schedule any relevant transactions (e.g. property settlement dates). Thank you for your understanding.

We will respond to your inquiry in due course. To ensure we are able to provide you with the appropriate guidance to your inquiry, please provide the following information:

- Name and ACN of the deregistered company
- Evidence of property registered in the name of the deregistered company (e.g. land title search, shareholding statement (SRN/HIN), mortgage/loan agreement)

To allow the Property Law Team sufficient time to consider your matter and respond, please reschedule any transactions (e.g. settlement dates) where necessary as they are generally not a sufficient basis for urgent consideration.

If your matter does not relate to a deregistered company, you should direct your enquiry via [asic.gov.au/question](https://asic.gov.au/question) or alternatively, telephone 1300 300 630 (within Australia) or +61 3 5177 3988 (outside Australia) so that your enquiry can be answered by the appropriate ASIC team. NB. For service of documents that do not relate to a deregistered company, please forward to [Legal.Documents.Service@asic.gov.au](mailto:Legal.Documents.Service@asic.gov.au).

#### APPLICATIONS TO ASIC

To avoid the delay in assessment of your application to ASIC's Property Law Team, please ensure all material is provided in accordance with the [checklist](#) and/or advice previously provided by our office. ASIC will generally make a decision within 60 days upon receipt of all requested materials.

#### LEGAL PROCEEDINGS AND NOTICES

The Property Law Team generally accepts service of documents where they involve a deregistered company or property vesting in ASIC/the Commonwealth – preferably [by email only](#). We do not require hard copy service.

For legal proceedings requiring a response from ASIC/the Commonwealth, please ensure:  
(i) that you have served ASIC with all material in accordance with the minimum timeframe set out in the applicable Court Rules; and  
(ii) that you provide the Property Law Team with contact details to allow a case officer to respond at the earliest opportunity.

Failure to do so may result in ASIC seeking to have the proceeding adjourned.

[ASIC PROPERTY LISTING](#)

Are you interested in purchasing deregistered company property? Please refer to the [ASIC website](#) for further information.

*Please consider the environment before printing this document.*

*Information collected by ASIC may contain personal information. Please refer to our [Privacy Policy](#) for information about how we handle your personal information, your rights to seek access to and correct your personal information, and how to complain about breaches of your privacy by ASIC.*

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Name	dd	dd	S	r	H	nt	Date sent	Initials
Ackland, Meredith							27.11.2025	RAH
Allen, Leslie William Charles and Adele Marion							27.11.2025	RAH
Ambar Investments Pty Ltd ACN 006 122 756 (Deregistered)							27.11.2025	RAH
Andonou, Christina and The Official Trustee in Bankruptcy as trustee of the bankrupt estate of Paul Andonou							27.11.2025	RAH
Ashby, Grant Stanley and Ashby-Weiss, Franziska Friederike							27.11.2025	RAH
Austimber Forestry Proprietary Limited (formerly L.J. Crawford & Co Proprietary Limited) (ACN 004 551 905) (Deregistered)							27.11.2025	RAH
Ayres, Marcia Therese							27.11.2025	RAH
Baker, Robert							27.11.2025	RAH
Barns, Malcolm Philip							27.11.2025	RAH
Bar-Ray Holdings Co Pty Ltd ACN 005 418 477 (Deregistered)							27.11.2025	RAH
Basher, Geoffrey and Green, Sandra May							27.11.2025	RAH
Bastin, Graham John							27.11.2025	RAH
Batey, Geoffrey Norman and Hermininda							27.11.2025	RAH
Beneforum (Int) Pty Ltd							27.11.2025	RAH
Bodker, Matthew Jonathan and Miller, Kim Evelyn							27.11.2025	RAH
Bret, Glenn Michael and Harden, Jane Elizabeth							27.11.2025	RAH
Brooks, Constance Mary and Dennis							27.11.2025	RAH
Brooks-Dawson, Lorraine							27.11.2025	RAH
Brown, Dorothy							27.11.2025	RAH
Budhram, Werner							27.11.2025	RAH
Burkitt, Richard and Rosanna, Carran, Christine, Long, Dennis Arthur, Armstrong, Trevor, Chambers, Peter Bruce and Grime, Graham							27.11.2025	RAH
By-Way Automotive Services Pty. Ltd. ACN 005 872 024 (Deregistered)							27.11.2025	RAH
Caratwros, Christos Anastasios							27.11.2025	RAH
Can, Christine Mary							27.11.2025	RAH
Carroll, Bernard Patrick and Ronald Patrick							27.11.2025	RAH
Carter, Philip Matthew and April Suzanne							27.11.2025	RAH
Cawley, George Andrew and Hiller, Sharon Heather							27.11.2025	RAH
Cedar Measuring Service Proprietary Limited ACN 005 514 287							27.11.2025	RAH
Chateau, Eugene Aidan and Gloria Ann							27.11.2025	RAH
Classic Property Management Pty Limited							27.11.2025	RAH
Clayton, Derek William and Glynis Ann							27.11.2025	RAH
Cobain, Norman Arthur and Marilyn Jeanette							27.11.2025	RAH
Coleman, Maureen Elizabeth							27.11.2025	RAH
Crackun-King, Arthur Georg and Williams, Tina							27.11.2025	RAH
Crawford, Sandra Gaye							27.11.2025	RAH
Crossing, Jacqueline and John Kenneth							27.11.2025	RAH
Crouch, Keith Malcolm and Constance Winifred							27.11.2025	RAH
Ferguson, Wayne John and Alyson Ruth							27.11.2025	RAH
Cuevas, Flora and Raymundo							27.11.2025	RAH
Dalry, Kenneth Douglas and Janet Ellen							27.11.2025	RAH
Day, Ian Alfred							27.11.2025	RAH
Denyer, Spencer Charles							27.11.2025	RAH
Dixon, Rosalyn May							27.11.2025	RAH
Donaghy, Mary Therese							27.11.2025	RAH
Donald, Elizabeth Anne							27.11.2025	RAH
Elbert, Denise Faye and Jeffrey James							27.11.2025	RAH
Edgley, Katrina Beatrice and Philip Edward							27.11.2025	RAH
Everett, Colin John							27.11.2025	RAH
Fairhall, Donald Murray and Helen Elaine							27.11.2025	RAH
Fehman Pty Limited (ACN 005 705 636) (Deregistered)							27.11.2025	RAH
Ferrari, Angelo and Dawn, Pamela Jean							27.11.2025	RAH
Field, Paul Kenneth and Christine Anne							27.11.2025	RAH
Forster, John Alfred							27.11.2025	RAH
Fitzgerald, Geoff							27.11.2025	RAH
Ford, Christine Ann and William Alexander							27.11.2025	RAH
Ford, Graeme Stephen and Deirdre Mandy							27.11.2025	RAH
Forrest, Christopher Arthur and Sharon Lee and Vofhsberg, Annis Janis							27.11.2025	RAH

Froiland, Gumar	27.11.2025	RAH
Fuller, Lawrence Edward	27.11.2025	RAH
G.F.L. Investments Pty. Limited (formerly H.H.K. Industries (Vic) Pty Limited) (ACN 005 377 202) (Deregistered)	27.11.2025	RAH
Garney, Ian Francis	27.11.2025	RAH
Gardner, Bernard John and Robyn Elizabeth	27.11.2025	RAH
Gibson, Mike Tom and Jennifer Elin	27.11.2025	RAH
Girgin, Carl	27.11.2025	RAH
Gitt, Gary and Donna Mariee	27.11.2025	RAH
Gloham, Michael Jon and Bonney, Lisa Jayne	27.11.2025	RAH
Gregory, Andrew and William	27.11.2025	RAH
Grigg, Gary Charles and Leanne Daphne	27.11.2025	RAH
Gumpi, George and Luise	27.11.2025	RAH
H. H. K. Industries (VIC.) Pty Ltd ACN 005 377 202	27.11.2025	RAH
Hale, David Allen and Leone	27.11.2025	RAH
Hale, Gary and Elizabeth Gloria	27.11.2025	RAH
Hams, Rocky Andrew and Kathrine Emma	27.11.2025	RAH
Harigan, Trevor James and Beverley May	27.11.2025	RAH
Hawkes, Betty Josephine, Peter Thomas and Verman, Brian Keith	27.11.2025	RAH
Haworth, Ronald Thomas and Song, Linda	27.11.2025	RAH
Herbert, Kyrne Harold and Kristine Mariee	27.11.2025	RAH
Heye, Michael James and Janet Lee	27.11.2025	RAH
Hine, Steven Alfred and Platt, Karyn Marie	27.11.2025	RAH
Ho Chung, James	27.11.2025	RAH
I.W. & J.B. Gray Pty. Ltd (formerly Cedar Measuring Service Proprietary Limited) (ACN 005 514 287) (Deregistered)	27.11.2025	RAH
Innes, Peter Samuel	27.11.2025	RAH
JOCO Investments LLC (Deregistered)	27.11.2025	RAH
Jentu Investments Pty. Ltd. ACN 006 153 171 (Deregistered)	27.11.2025	RAH
John, Keith Pearce and Owendine Neila	27.11.2025	RAH
Johnson, Gary David and Kay Dorothy	27.11.2025	RAH
Jostberns, Andy and Susan	27.11.2025	RAH
Jordan, Sandra	27.11.2025	RAH
Jovanovski, Petar and Velika	27.11.2025	RAH
Kalestra Pty Ltd (ACN 005 256 286) (Deregistered)	27.11.2025	RAH
Kassel, Robert John	27.11.2025	RAH
Kant, Thomas Richard and Helen Francis	27.11.2025	RAH
Kemson, Clive Leonard and Murray, Grant Kenneth Mocheyne	27.11.2025	RAH
Koulas, Gregory and Kastitsas, Lisa	27.11.2025	RAH
Krausz, Robert Hans	27.11.2025	RAH
Kubensk, Dudley William and Elma Lorraine	27.11.2025	RAH
Kynock, Philip and Erni	27.11.2025	RAH
Lacher, John and Donna	27.11.2025	RAH
Ladner, Peter John and Sharon Ann	27.11.2025	RAH
Laidlaw Steven John and Helen Alison	27.11.2025	RAH
Laidlaw, Robert John and Suzanne Joy	27.11.2025	RAH
Lake-Elliott-Country-Club	27.11.2025	RAH
Lake Elliott Country Club Limited	27.11.2025	RAH
Lam, Chiem Hoang	27.11.2025	RAH
Lamadeite, Andie and Marie Georgette Maryse	27.11.2025	RAH
Lamplands, Ken	27.11.2025	RAH
Larsen, Tove Berthe	27.11.2025	RAH
Lauz, Gregory John	27.11.2025	RAH
Listopoli, George and Schade, Janet Carol	27.11.2025	RAH
M. & L. Deckert Pty. Ltd. (Formerly Plaza Garden Centre Pty Ltd) (ACN 005 592 727) (Deregistered)	27.11.2025	RAH
Macgown, Barbara Janice	27.11.2025	RAH
MacKenzie, Robert David and Celilog-Jones, Sian Anita	27.11.2025	RAH
MacLeod, Neil and Angelita	27.11.2025	RAH
Mathony John Maribus	27.11.2025	RAH
Marshallson Pty Ltd 005 104 478	27.11.2025	RAH



141

Van Vleet, Raymond Ian and Elizabeth Ann	27.11.2025	RAH
Venduto, Rocco and Denina	27.11.2025	RAH
Vinall, David Stewart and Linda Elizabeth	27.11.2025	RAH
Viney, Huda and Ian Douglas	27.11.2025	RAH
Volfsbergs, Arnis Janis and Gail	27.11.2025	RAH
Walshaw, Peter John and Susan	27.11.2025	RAH
Webb, Michael Noel	27.11.2025	RAH
White, Elaine May	27.11.2025	RAH
White, Jane Clare	27.11.2025	RAH
White, Mark Allen and Amanda	27.11.2025	RAH
Whittington, Arthur Joseph and Jennifer Mona	27.11.2025	RAH
Wilhelm-Kastner, Bernd Mauritz and Sigrid Ella Martha	27.11.2025	RAH
Wilkinson, Richard McLelland	27.11.2025	RAH
Winks, Anita Robyn and Brett Robert	27.11.2025	RAH
Wolfe, Albert Otis and Doloretta, Josephine Elizabeth	27.11.2025	RAH
Woodard, Graeme Nelson and Iva May	27.11.2025	RAH
Yeung, Dennis Ronald - Legal Personal Representative(s) Rhonda June	27.11.2025	RAH
Yeung deceased	27.11.2025	RAH
Zammit, Anthony and Madeleine	27.11.2025	RAH

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~~Johnson, Gary David and Mrs Dorothy~~  
[Redacted]

*RTS*

*Not at this Address!*



22:21  
30/11/20

Lawyers **McCullough  
Robertson**

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Dixon, Rosellin May



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Verduci, Rocco and Genina  
PO BOX 2001

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☐ Unclaimed

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*Unknown  
address*

Mathers, Anthea Margaret and Michele Gabrielle



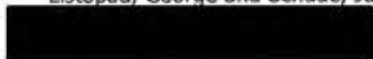
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Listopad, George and Schade, Janet Carol



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Lawyers **McCullough  
Robertson**

If not claimed within 7 days, please return to:  
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No Unsettled  
RTS

Fuller, Lawrence Edward



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## IMPORTANT NOTICE TO MEMBERS OF LAKE EILDON COUNTRY CLUB LIMITED

An application was filed in the Victorian Civil and Administrative Tribunal, which has been transferred to the Supreme Court of Victoria, Australia to appoint statutory trustees to sell the Lake Eildon Country Club property at Mansfield in Victoria, and to wind up the Club.

A resolution was passed by a majority vote of members at the Extraordinary General Meeting held on 15 July 2023 in favour of making the application.

The application is currently listed to be next heard by the Supreme Court of Victoria for directions on **12 December 2025 at 10.30am**.

You are not required to do anything in relation to the application. If you do not appear, the Court may assume that you do not oppose the application and may make orders in your absence.

If you wish to be heard on the application, you should give notice by sending an email to McCullough Robertson, the solicitors for the Club at the following email address: lakeeildon@mccullough.com.au. McCullough Robertson will notify the Court that you wish to be heard on the orders sought by the Club, and will provide you with details as to how to appear in Court.

A link to the application and supporting material has been sent to all members, at the last address known to Lake Eildon Country Club Limited. The documents can also be viewed by visiting the Classic Holidays website at <https://classicholidays.com.au/resort/mansfield-country-resort> and using your member logon (once logged on, the documents can be found under the 'Documents' tab).

If you do not have a member logon, please contact +61 7 5595 7599. The documents can also be viewed by visiting the Supreme Court of Victoria website at <https://www.supremecourt.vic.gov.au/areas/common-law-division/specialist-lists/property>.

Members may be entitled to a share of the proceeds on the sale of the property. You should now ensure that your contact details are up to date, by emailing Classic Holidays at [resortoperations@classicholidays.com.au](mailto:resortoperations@classicholidays.com.au) or calling +61 7 5595 7599. Please also email or call Classic Holidays if you would like more information or have not already obtained a copy of the documents.

☐ Don't show this again

OKAY, GOT IT!





**IMPORTANT NOTICE TO MEMBERS OF  
LAKE EILDON COUNTRY CLUB LIMITED**

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# ARRIVALS

## IMPORTANT NOTICE TO MEMBERS OF LAKE EILDON COUNTRY CLUB LIMITED

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MANSFIELD  
COUNTRY RESORT

DEAR MEMBERS AND  
GUESTS

In accordance with Mansfield  
Country Resort By-laws

**Electric vehicles can be  
charged at the resort.**

Charging station is located at  
back of Foodworks  
supermarket in Early Street for  
your convenience.

Thank you - Management



**From:** Lv Warrants (DTP)  
**Sent:** Thursday, 4 December 2025 4:25:14 PM  
**To:** Lake Eildon  
**Subject:** RE: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613

Good afternoon,

We acknowledge receipt of your email and attached documents.

This matter has been referred to Land Use Victoria Legal for consideration. The usual processing time at Land Use Victoria Legal is currently 4 weeks, however more complex matters may take a little longer.

If you have any queries, please email [Lv.Warrants@transport.vic.gov.au](mailto:Lv.Warrants@transport.vic.gov.au)

Kind regards,

**Warrants Officer**

Registration Branch, Land Registry Services  
Department of Transport and Planning  
Level 9, 2 Lonsdale Street, Melbourne VIC 3000  
**E:** [Lv.Warrants@transport.vic.gov.au](mailto:Lv.Warrants@transport.vic.gov.au)

1719

[dtp.vic.gov.au](http://dtp.vic.gov.au)



*We acknowledge Victorian Traditional Owners and their Elders past and present, we recognise their continued connection to Victoria's land and waters which our Transport and Planning systems operate on. We are committed to genuine partnerships with Traditional Owners and Victorian First Peoples community to progress and achieve their* [REDACTED]



---

**From:** Lake Eildon <lakeeildon@mccullough.com.au>

**Sent:** Thursday, 4 December 2025 9:16 AM

**Subject:** [EXTERNAL] Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613

Dear Sir/Madam

We act for Lake Eildon Country Club Ltd.

Attached is a letter that relates to the proposed sale of the Lake Eildon Country Club / Mansfield Country Resort.

Regards

McCullough Robertson Lawyers

McCullough Robertson  
Lawyers  
Meeanjin  
Level 11, 66 Eagle Street, Brisbane QLD 4000  
Brisbane Sydney Canberra  
[www.mccullough.com.au](http://www.mccullough.com.au)



*We acknowledge the Traditional Custodians of the lands, waters and seas on which we work and live, paying respect to Elders past and present.*

#### Cyber fraud warning

There has been an increase in the number and sophistication of criminal cyber fraud attempts. Please telephone your contact person at McCullough Robertson (on a separately verified number) if you are concerned about the authenticity of any communication you receive from us. It is especially important that you do so to verify details recorded in any electronic communication (text or email) from us requesting that you pay, transfer or deposit money. This includes our bank account details, as recorded in the first of our tax invoices you receive. Note that we will never contact you by electronic communication alone to tell you of a change to our payment details.

#### Important information

This email transmission including any attachments is only intended for the addressees and may contain confidential and privileged information. McCullough Robertson does not represent or warrant that the integrity of this email transmission has been maintained. If you have received this email transmission in error, please immediately advise the sender by return email and then delete the email transmission and any copies of it from your system. Our privacy policy sets out how we handle personal information and can be obtained from our [website](#).

**From:** Caitlin Miller  
**Sent:** Thursday, 11 December 2025 9:12:25 AM  
**To:** Christine Yeung  
**Cc:** Alan Wrigley; Lake Eildon  
**Subject:** RE: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613 [SEC=OFFICIAL:Sensitive]  
**Attachments:** Annexure A - Letter to respondents.pdf

Dear Christine

Thank you for your email.

We understand that you are requesting a copy of an originating process filed with respect to the proceeding in the Supreme Court of Victoria. The proceeding was originally commenced by the Plaintiff in the Victorian Civil and Administrative Tribunal (VCAT) and on 2 April 2025, the proceeding was referred to the Supreme Court of Victoria pursuant to orders of VCAT. Therefore, there was no originating process filed in the proceeding in the Supreme Court of Victoria.

For completeness, and as set out in the attached letter dated 26 November 2025, the Supreme Court of Victoria has established the following webpage for the proceeding: <https://www.supremecourt.vic.gov.au/areas/common-law-division/specialist-lists/property#LEiCC>. Any further documents filed in the proceeding will be made available on this webpage and will not be separately sent to ASIC, or any other defendant.

Please do not hesitate to contact us if you require anything further.

Kind regards

Caitlin Miller (she/her)

Lawyer

T +61 7 3233 8892

E [cmiller@mccullough.com.au](mailto:cmiller@mccullough.com.au)

McCullough Robertson

Lawyers

Meeanjin

Level 11, 66 Eagle Street, Brisbane QLD 4000

Brisbane Sydney Canberra

[www.mccullough.com.au](http://www.mccullough.com.au)

---

**From:** Christine Yeung <[Christine.Yeung@asic.gov.au](mailto:Christine.Yeung@asic.gov.au)>  
**Sent:** Wednesday, December 10, 2025 3:20 PM  
**To:** Caitlin Miller <[CMiller@mccullough.com.au](mailto:CMiller@mccullough.com.au)>  
**Cc:** Alan Wrigley <[awrigley@mccullough.com.au](mailto:awrigley@mccullough.com.au)>; Lake Eildon <[lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au)>  
**Subject:** RE: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613 [SEC=OFFICIAL:Sensitive]

Good afternoon Caitlin,

Thank you for the below email attaching the title searches.

Whilst I understand you have provided a copy of the VCAT application, would you be able to provide a copy of the filed Supreme Court of Victoria proceeding S ECI 2025 02613 (the proceedings).

Kind Regards

Christine Yeung

Analyst, Property Law Team  
Legal Services  
Australian Securities and Investments Commission

GPO Box 9827, Melbourne VIC 3001  
[christine.yeung@asic.gov.au](mailto:christine.yeung@asic.gov.au) | [property.law@asic.gov.au](mailto:property.law@asic.gov.au)



Please note that ASIC offices will be closed from 12PM on 24 December 2025 for the Christmas and New Year closure period. ASIC offices will re-open on 2 January 2026. Noting the above-mentioned closure, any information received in regards to applications submitted under s601AF/s601AE(2) during the closure will not be considered until after the New Year.



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**From:** Caitlin Miller <[CMiller@mccullough.com.au](mailto:CMiller@mccullough.com.au)>  
**Sent:** Wednesday, 10 December 2025 2:33 PM  
**To:** Christine Yeung <[Christine.Yeung@asic.gov.au](mailto:Christine.Yeung@asic.gov.au)>  
**Cc:** Alan Wrigley <[awrigley@mccullough.com.au](mailto:awrigley@mccullough.com.au)>; Lake Eildon <[lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au)>  
**Subject:** RE: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613 [SEC=OFFICIAL:Sensitive]

You don't often get email from [cmiller@mccullough.com.au](mailto:cmiller@mccullough.com.au). [Learn why this is important](#)

**EXTERNAL EMAIL:** Do not click any links or open any attachments unless you trust the sender and know the content is safe.

Dear Christine

We refer to your below emails.

Please see below a list of the deregistered corporations that are defendants to the abovementioned proceeding. We have provided a link [here](#) to a Dropbox folder containing title searches for the deregistered corporations dated 10 December 2025.

The Dropbox folder also contains a copy of our client's VCAT application, including annexures.

List of defendants which are deregistered corporations

- 1 Ambar Investments Pty Ltd (ACN 006 122 756) (eight 1/5,200 fractional interests under title reference 9819/904), deregistered on 2 August 1988;
- 2 Austimber Forestry Proprietary Limited (formerly I.J. Crawford & Co Proprietary Limited) (ACN 004 591 986) (eight 1/5,200 fractional interests under title reference 9579/591), deregistered on 20 June 2010;
- 3 Bar-Ray Holdings Co. Pty Ltd (ACN 005 418 477) (24 1/5,200 fractional interests under title references 9872/183, 9872/184, 9872/185, 9872/186, 9872/187 and 9872/188), deregistered on 1 August 1997;
- 4 By-Way Automotive Services Pty Ltd (ACN 005 872 024) (eight 1/5,200 fractional interests under title reference 9552/529), deregistered on 31 January 1992;
- 5 Fehmarn Pty Limited (ACN 005 705 635) (four 1/5,200 fractional interests under title reference 10386/109), deregistered on 7 April 2023;
- 6 Fortieth Celebration Pty Ltd (ACN 006 033 405) (four 1/5,200 fractional interests under title reference 9658/407), deregistered on 8 July 1993;
- 7 G.F.L Investments Pty. Limited (formerly H.H.K. Industries (Vic) Pty Limited) (ACN 005 377 202) (four 1/5,200 fractional interests under title reference 9819/889), deregistered on 21 September 1999;
- 8 I.W. & J.B. Gray Pty. Ltd (formerly Cedar Measuring Service Proprietary Limited) (ACN 005 514 287) (four 1/5,200 fractional interests under title reference 9511/913), deregistered on 19 September 1989;
- 9 Jentu Investment Pty Ltd (ACN 006 153 171) (eight 1/5,200 fractional interests under title reference 10062/446), deregistered on 11 September 1990;
- 10 Kallestra Pty Ltd (ACN 005 258 266) (eight 1/5,200 fractional interests under title reference 9474/361), deregistered on 15 April 2022;
- 11 M. & L. Deckert Pty. Ltd. (formerly Plaza Garden Centre Pty Ltd) (ACN 005 592 727) (eight 1/5,200 fractional interests under title reference 9474/386), deregistered on 18 November 1986;
- 12 Marcus Meadows Pty Ltd (ACN 007 366 261) (four 1/5,200 fractional interests under title reference 9474/379), deregistered on 21 December 2007;
- 13 R.H. Martin Pty Ltd (ACN 085 049 681) (eight 1/5,200 fractional interests under title reference 9658/438), deregistered on 11 December 2005;
- 14 Saludo Lisa Nominees Pty Ltd (ACN 005 455 809) (four 1/5,200 fractional interests under title reference 9658/408), deregistered on 20 February 1990;

- 15 Santed Nominees Pty Ltd (ACN 006 305 120) (eight 1/5,200 fractional interests under title reference 9658/398), deregistered on 8 October 2008;
- 16 Sheridan Grace Pty Ltd (ACN 006 303 073) (four 1/5,200 fractional interests under title reference 9819/893), deregistered on 18 February 2002; and
- 17 Sleepy Head Bedding Pty Ltd (ACN 006 381 291) (eight 1/5,200 fractional interests under title reference 9579/603), deregistered on 9 June 2002.

Please do not hesitate to contact us if you require anything further.

Kind regards

Caitlin Miller (she/her)

Lawyer

T +61 7 3233 8892

E [cmiller@mccullough.com.au](mailto:cmiller@mccullough.com.au)

McCullough Robertson

Lawyers

Meeanjin

Level 11, 66 Eagle Street, Brisbane QLD 4000

Brisbane Sydney Canberra

[www.mccullough.com.au](http://www.mccullough.com.au)

---

**From:** Christine Yeung <[Christine.Yeung@asic.gov.au](mailto:Christine.Yeung@asic.gov.au)>

**Sent:** Friday, December 5, 2025 3:19 PM

**To:** Lake Eildon <[lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au)>

**Subject:** FW: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613 [SEC=OFFICIAL:Sensitive]

**Importance:** High

Good afternoon team,

Apologies, in addition to the below, can you please provide a copy of the Supreme Court of Victoria proceeding S ECI 2025 02613 (the proceedings) for our records.

Once we receive the additional information, I will review and respond accordingly. Could you please provide a timeframe on when we may expect to receive the information.

---

Kind Regards

Christine Yeung

Analyst, Property Law Team

Legal Services

Australian Securities and Investments Commission

GPO Box 9827, Melbourne VIC 3001

[christine.yeung@asic.gov.au](mailto:christine.yeung@asic.gov.au) | [property.law@asic.gov.au](mailto:property.law@asic.gov.au)

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**From:** Christine Yeung

**Sent:** Thursday, 4 December 2025 10:34 AM

**To:** [lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au)

**Subject:** FW: Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613 [SEC=OFFICIAL:Sensitive]

**Importance:** High

Dear Sir/Madam,

Lake Eildon Country Club / Mansfield Country Resort  
Supreme Court of Victoria proceeding S ECI 2025 02613 (the proceedings)

I refer to the attached notice in relation to the proceedings.

The Property Law Group manages property of a company after it has been deregistered. Please provide the following details in order for ASIC to consider:

1. Name and ACN of the deregistered company
2. Recent Title search of the property (no older than 3 months)

Kind Regards

Christine Yeung

Analyst, Property Law Team  
Legal Services  
Australian Securities and Investments Commission

GPO Box 9827, Melbourne VIC 3001  
[christine.yeung@asic.gov.au](mailto:christine.yeung@asic.gov.au) | [property.law@asic.gov.au](mailto:property.law@asic.gov.au)

Please note that ASIC offices will be closed from 12PM on 24 December 2025 for the Christmas and New Year closure period. ASIC offices will re-open on 2 January 2026. Noting the above-mentioned closure, any information received in regards to applications submitted under s601AF/s601AE(2) during the closure will not be considered until after the New Year.



---

**From:** Lake Eildon <[lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au)>

**Sent:** Thursday, 4 December 2025 8:17 AM

**Subject:** Lake Eildon Country Club / Mansfield Country Resort – Supreme Court of Victoria proceeding S ECI 2025 02613

You don't often get email from [lakeeildon@mccullough.com.au](mailto:lakeeildon@mccullough.com.au). [Learn why this is important](#)

**EXTERNAL EMAIL:** Do not click any links or open any attachments unless you trust the sender and know the content is safe.

Dear Sir/Madam

We act for Lake Eildon Country Club Ltd.

Attached is a letter that relates to the proposed sale of the Lake Eildon Country Club / Mansfield Country Resort.

Regards

McCullough Robertson Lawyers

McCullough Robertson  
Lawyers  
Meeanjin  
Level 11, 66 Eagle Street, Brisbane QLD 4000  
Brisbane Sydney Canberra  
[www.mccullough.com.au](http://www.mccullough.com.au)



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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09819 FOLIO 904

Security no : 1241306372980  
Produced 10/12/2025 11:07 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N255071Q 22/01/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
AMBAR INVESTMENTS PTY LTD of 213 BRIGHTON ROAD ELWOOD  
N255071Q 22/01/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

DOCUMENT END

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09579 FOLIO 591

Security no : 124130637382Y  
Produced 10/12/2025 11:08 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument L229854M 28/08/1984

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
I. J. CRAWFORD & COMPANY PTY LTD of 30A SWAN ROAD MORWELL  
L229854M 28/08/1984

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09872 FOLIO 183

Security no : 124130637481R  
Produced 10/12/2023 11:09 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N818648G 07/11/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
BAR-RAY HOLDINGS CO. PTY LTD of 17 SUPERIOR AVENUE ROWVILLE  
N818648G 07/11/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09872 FOLIO 184

Security no : 124130637575P  
Produced 10/12/2025 11:11 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N818649D 07/11/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
BAR-RAY HOLDINGS CO. PTY LTD of 17 SUPERIOR AVENUE ROWVILLE  
N818649D 07/11/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09872 FOLIO 185

Security no : 124130637448B  
Produced 10/12/2023 11:09 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N818650D 07/11/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
BAR-RAY HOLDINGS CO PTY LTD of 17 SUPERIOR AVENUE ROWVILLE  
N818650D 07/11/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09872 FOLIO 186

Security no : 124130637464K  
Produced 10/12/2023 11:09 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N818651A 07/11/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
BAR-RAY HOLDINGS CO. PTY LTD of 17 SUPERIOR AVENUE ROWVILLE  
N818651A 07/11/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09872 FOLIO 187

Security no : 124130637456T  
Produced 10/12/2023 11:09 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N818652W 07/11/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
BAR-RAY HOLDINGS CO. PTY LTD of 17 SUPERIOR AVENUE ROWVILLE  
N818652W 07/11/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09872 FOLIO 188

Security no : 124130637362V  
Produced 10/12/2025 11:07 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument N818653T 07/11/1988

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
BAR-RAY HOLDINGS CO. PTY LTD of 17 SUPERIOR AVENUE ROWVILLE  
N818653T 07/11/1988

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09552 FOLIO 529

Security no : 124130637504R  
Produced 10/12/2023 11:10 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument K718828 17/01/1984

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
BY-WAY AUTOMOTIVE SERVICES PTY LTD of CORNER CROMWELL STREET AND BURWOOD  
HIGHWAY BURWOOD  
K718828 17/01/1984

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 10386 FOLIO 109

Security no : 124130637519A  
Produced 10/12/2025 11:10 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09521 Folio 079  
Created by instrument V274397J 20/02/1998

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
FENHARN PTY LTD of 6 BELT TERRACE ENDEAVOUR HILLS 3802  
V274397J 20/02/1998

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09638 FOLIO 407

Security no : 124130637567X  
Produced 10/12/2025 11:11 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument L590153H 01/04/1985

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
FORTIETH CELEBRATIONS PTY LTD of 152 MANSWORTH STREET MULGRAVE  
L590153H 01/04/1985

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09819 FOLIO 889

Security no : 1241306375510  
Produced 10/12/2023 11:10 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument M141212E 18/02/1986

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
M. M. K. INDUSTRIES (VIC.) PTY LTD of CORNER SOUTH AND CHESTERVILLE ROADS  
MOORABBIN  
M141212E 18/02/1986

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

DOCUMENT END

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09511 FOLIO 913

Security no : 124130637422F  
Produced 10/12/2025 11:08 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument K159288 15/11/1982

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
CEDAR MEASURING SERVICE PTY LTD of 505 CANTERBURY ROAD VERMONT  
K159288 15/11/1982

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 10062 FOLIO 446

Security no : 124130637491F  
Produced 10/12/2023 11:09 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09531 Folio 022  
Created by instrument R632112T 11/11/1991

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
JENTU INVESTMENT PTY LTD of 9TH FLOOR 390 ST KILDA ROAD MELBOURNE  
R632112T 11/11/1991

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09474 FOLIO 361

Security no : 124130637435R  
Produced 10/12/2023 11:08 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument J668562 08/10/1981

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
KALLESTRA PTY LTD of GAP ROAD SUNBURY  
J668562 08/10/1981

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09474 FOLIO 379

Security no : 124130637534J

Produced 10/12/2025 11:10 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument J722112 20/11/1981

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
MARCUS MEADOWS PTY LTD of 73 ARDMILLAN RD MOONEE PONDS 3039  
S859666T 23/12/1993

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09474 FOLIO 386

Security no : 124130637339V  
Produced 10/12/2025 11:07 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument J739399 04/12/1981

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
PLAZA GARDEN CENTRE PTY LTD of 9-11 PROSPECT STREET BOX HILL  
J739399 04/12/1981

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09638 FOLIO 438

Security no : 124130637592V  
Produced 10/12/2025 11:11 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument L741780L 25/06/1985

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
R. & M. MARTIN PTY LTD of 34 HILLSIDE PARADE STRATHMORE  
L741780L 25/06/1985

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09638 FOLIO 408

Security no : 124130637300N  
Produced 10/12/2025 11:07 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument L590154E 01/04/1985

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
SALUDO LISA NOMINEES PTY LTD of 36 WINONA ROAD MOUNT ELIZA  
L590154E 01/04/1985

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09658 FOLIO 398

Security no : 124130637353F  
Produced 10/12/2025 11:07 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument L555381N 13/03/1985

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
SANTED NOMINEES PTY LTD of 188 ROCKS ROAD VERMONT  
L555381N 13/03/1985

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09819 FOLIO 893

Security no : 124130637414P  
Produced 10/12/2025 11:08 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument M486228R 23/09/1986

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 1300 equal undivided shares  
Sole Proprietor  
SHERIDAN GRACE PTY LTD of 13 ROBBS ROAD WEST FOOTSCRAY  
M486228R 23/09/1986

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09579 FOLIO 603

Security no : 124130637402B  
Produced 10/12/2023 11:08 AM

LAND DESCRIPTION

Land in Plan of Consolidation 103630.  
PARENT TITLE Volume 09075 Folio 447  
Created by instrument L230222Q 29/08/1984

REGISTERED PROPRIETOR

Estate Fee Simple  
As to 1 of a total of 650 equal undivided shares  
Sole Proprietor  
SLEEPY HEAD BEDDING PTY LTD of 160 OLD ELTHAM RD LOWER PLENTY  
W107243G 17/06/1999

ENCUMBRANCES, CAVEATS AND NOTICES

LEASE J048949 01/07/1980  
Expiry Date 01/05/2079  
LAKE EILDON COUNTRY CLUB LTD

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DIAGRAM LOCATION

SEE CP103630 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

NOTE: Over 6 other titles have interests affecting the fee simple in this land

Street Address: "MANSFIELD COUNTRY RESORT" 50 BANUMUM ROAD MANSFIELD VIC 3722

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