

Title Number : AGL192076

This title is dealt with by Land Registry Swansea Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

Neither this extract nor the full copy is an 'Official Copy' of the register. An official copy of the register is admissible in evidence in a court to the same extent as the original. A person is entitled to be indemnified by the registrar if he suffers loss by reason of a mistake in an official copy.

This extract shows information current on 2009-02-04 at 20:32:05 and so does not take account of any application made after that time even if pending in the Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: AGL192076
Address of Property	: Flat 4, 184 Lavender Hill, Enfield (EN2 8NP)
Price Stated	: £215,000
Registered Owner(s)	: PRIME PROPERTY COLLECTIONS LIMITED (incorporated in Jersey) care of Sovereign Trust (Gibraltar) Limited , Suite 2B Mansion House, 143 Main Street, Gibraltar.
Lender(s)	: Butterfield Bank (UK) Limited

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This is a copy of the register of the title number set out immediately below, showing the entries in the register on 2009-02-04 at 20:32:05. This copy does not take account of any application made after that time even if still pending in the Land Registry when this copy was issued.

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A: Property Register

This register describes the land and estate comprised in the title. Except as mentioned below, the title includes any legal easements granted by the registered lease but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

ENFIELD

- 1 (12.09.2008) The Leasehold land shown edged with red on the plan of the above title filed at the Registry and being Flat 4, 184 Lavender Hill, Enfield (EN2 8NP).

NOTE: As to the part tinted blue on the title plan only the second floor flat is included in the title.

- 2 (12.09.2008) The title includes any legal easements referred to in clause LR11.1 of the registered lease but is subject to any rights that are granted or reserved by the lease and affect the registered land.

- 3 (12.09.2008) The land has the benefit of a right of way over the land tinted brown on the title plan granted by a Deed dated 16 January 1970 made between (1) A.C. Nicholas Limited and (2) Harry Sledge.

NOTE: Copy filed under NGL14423.

- 4 (12.09.2008) The land has the benefit of the following rights reserved by but is subject to the following rights granted by a Transfer of 188 Lavender Hill dated 14 April 2000 made between (1) Derek Alan Sledge and (2) Formation Properties Limited:-

together also with the benefit of a right of way on foot only over that part of the accessway between the Property and No 184 Lavender Hill ("the Retained Land") shown coloured green on the plan and except and reserving unto the owners or occupiers of the Retained Land a right of way with or without vehicles over the front access shown coloured yellow on the plan and on foot only over such parts of the side accessway coloured pink on the plan.

NOTE: Copy plan filed under MX501753.

- 5 (12.09.2008) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:

Date : 18 July 2008
Term : 125 years from 1 January 2008
Parties : (1) Chase Green Developments Limited
(2) Prime Property Collections Limited

- 6 (12.09.2008) The registered lease dated 18 July 2008 grants the exclusive use of the parking space tinted pink on the title plan.

- 7 (12.09.2008) The landlord's title is registered.

B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

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B: Proprietorship Register continued

Title absolute

- 1 (12.09.2008) PROPRIETOR: PRIME PROPERTY COLLECTIONS LIMITED (incorporated in Jersey) care of Sovereign Trust (Gibraltar) Limited , Suite 2B Mansion House, 143 Main Street, Gibraltar.
- 2 (12.09.2008) The price, other than rents, stated to have been paid on the grant of the lease was £215,000.
- 3 (15.10.2008) RESTRICTION: No disposition of the registered estate by the proprietor of the registered estate, or by the proprietor of any future registered charge, is to be registered without a written consent signed by the proprietor for the time being of the Charge dated 19 September 2008 in favour of Butterfield Bank (UK) Limited referred to in the Charges Register.

C: Charges Register

This register contains any charges and other matters that affect the land.

- 1 (12.09.2008) The land is subject to the rights granted by a Deed dated 27 February 2008 made between (1) Chase Green Developments Limited and (2) National Grid Gas PLC.

The said Deed also contains restrictive covenants by the grantor.

NOTE:-Copy filed under NGL14423.
- 2 (15.10.2008) REGISTERED CHARGE dated 19 September 2008.
- 3 (15.10.2008) Proprietor: BUTTERFIELD BANK (UK) LIMITED (Co. Regn. No. 338594) of 99 Gresham Street, London EC2V 7NG.
- 4 (15.10.2008) The proprietor of the Charge dated 19 September 2008 referred to above is under an obligation to make further advances. These advances will have priority to the extent afforded by section 49(3) Land Registration Act 2002.

End of register