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Please note that this is the only official copy we will issue. We will not issue a paper official copy.



## Official copy of register of title

Title number EGL450134

Edition date 21.01.2016

- This official copy shows the entries on the register of title on 05 MAR 2020 at 12:55:40.
- This date must be quoted as the "search from date" in any official search application based on this copy.
- The date at the beginning of an entry is the date on which the entry was made in the register.
- Issued on 05 Mar 2020.
- Under s.67 of the Land Registration Act 2002, this copy is admissible in evidence to the same extent as the original.
- This title is dealt with by HM Land Registry, Birkenhead Office.

### 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.

#### HAVERING

- 1 (22.01.2003) The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being 21 Ramsay Gardens, Harold Hill, Romford (RM3 7NT).

NOTE: Only the first floor flat is included in the title.

- 2 (22.01.2003) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:  
 Date : 16 December 2002  
 Term : 125 years from 25 March 1990  
 Rent : £10 and service charge  
 Parties : (1) The Mayor and Burgesses of the London Borough of Havering  
 (2) George Henry Nibbs and Joan Phyllis Nibbs
- 3 (22.01.2003) The registered Lease is made pursuant to Part V of the Housing Act 1985 and the land has the benefit of and is subject to the easements and rights specified in paragraph 2 of Schedule 6 of the said Act.
- 4 The lessor's title is registered.
- 5 Unless otherwise mentioned the title includes any legal easements granted by the registered lease(s) but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

### B: Proprietorship Register

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

Title absolute

## B: Proprietorship Register continued

- 1 (10.12.2007) PROPRIETOR: MARK GLEN LEE of 21 Ramsay Gardens, Harold Hill, Romford RM3 7NT.
- 2 (10.12.2007) The price stated to have been paid on 21 November 2007 was £117,000.
- 3 (21.01.2016) RESTRICTION: No disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the proprietor for the time being of the Charge dated 18 January 2016 in favour of Aldermore Bank PLC referred to in the Charges Register.

## C: Charges Register

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

- 1 (21.01.2016) REGISTERED CHARGE dated 18 January 2016.
- 2 (21.01.2016) Proprietor: ALDERMORE BANK PLC (Co. Regn. No. 947662) of 1st Floor Block B, Western House, Peterborough Business Park, Lynch Wood, Peterborough PE2 6FZ.

End of register