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Official copy of register of title

Title number EGL329477

Edition date 18.01.2017

- This official copy shows the entries on the register of title on 24 NOV 2023 at 14:06:01.
- 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 24 Nov 2023.
- 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 (25.11.1994) The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being 25 Chelmsford Avenue, Romford (RM5 3UX).

NOTE: As to the part tinted blue on the title plan only the first floor flat is included in the title.
- 2 (25.11.1994) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:
Date : 7 November 1994
Term : 125 years from 24 September 1994
Rent : £10 and service charge
Parties : (1) The Mayor and Burgesses of The London Borough of Havering
(2) Kevin John Berry and Susan Michelle Berry
- 3 (25.11.1994) 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 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.
- 5 (19.08.2010) 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.

Title number EGL329477

Title absolute

- 1 (10.10.2007) PROPRIETOR: CARLA LOUISE FOX of 25 Chelmsford Avenue, Romford RM5 3UX.
- 2 (10.10.2007) The price stated to have been paid on 5 October 2007 was £174,000.
- 3 (10.10.2007) The Transfer to the proprietor contains a covenant to observe and perform the covenants referred to in the Charges Register and of indemnity in respect thereof.
- 4 (10.10.2007) The covenant implied under section 4(1)(b) of the Law of Property (Miscellaneous Provisions) Act 1994 in the disposition to the proprietor is modified.
- 5 (03.01.2017) 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 23 December 2016 in favour of Santander UK PLC referred to in the Charges Register.

C: Charges Register

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

- 1 (03.01.2017) REGISTERED CHARGE dated 23 December 2016.
- 2 (03.01.2017) Proprietor: SANTANDER UK PLC (Co. Regn. No. 2294747) of Deeds Services, 101 Midsummer Boulevard, Milton Keynes MK9 1AA.

End of register