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Official copy of register of title

Title number EGL224386

Edition date 09.03.2018

- This official copy shows the entries on the register of title on 06 MAR 2024 at 14:05:42.
- 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 06 Mar 2024.
- 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 (01.09.1988) The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being 54 Fyfield Road, Rainham (RM13 7TT).

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

- 2 (01.09.1988) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:

Date : 15 August 1988
 Term : 125 years from 8 June 1987
 Rent : £10.00
 Parties : (1) The Mayor and Burgesses of the London Borough of Havering
 (2) John Edwin Neobard

- 3 The above mentioned 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 (07.10.2010) 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 absolute

Title number EGL224386

B: Proprietorship Register continued

- 1 (09.03.2018) PROPRIETOR: CHRISTOPHER JAMES ROGERS of 54 Fyfield Road, Rainham RM13 7TT.
- 2 (09.03.2018) The price stated to have been paid on 23 February 2018 was £265,000.
- 3 (09.03.2018) 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.

End of register