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Official copy of register of title

Title number EGL371891

Edition date 19.04.2024

- This official copy shows the entries on the register of title on 17 JAN 2025 at 10:11:01.
- 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 17 Jan 2025.
- 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 (28.04.1998) The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being 223 Hillrise Road, Romford (RM5 3BW).

NOTE: Only the flat and store at ground floor level is included in the title.

- 2 (28.04.1998) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:

Date : 30 March 1998
 Term : 125 years from 18 September 1989
 Rent : As therein mentioned
 Parties : (1) The Mayor and Burgesses of the London Borough of Havering
 (2) Jennifer Margaret Blackwell and Peter Edward Blackwell

- 3 (28.04.1998) 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.

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 (19.03.2010) PROPRIETOR: LEE THOMAS HANDS and SARAH JANE HANDS of 223 Hillrise Road, Collier Row, Romford RM5 3BW.
- 2 (19.03.2010) The price stated to have been paid on 26 February 2010 was £125,000.
- 3 (19.04.2024) RESTRICTION: No disposition of the registered estate by the proprietor of the registered estate or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction, is to be registered without a written consent signed by the proprietor for the time being of the Charge dated 15 April 2024 in favour of UK Mortgage Lending Ltd referred to in the Charges Register.

C: Charges Register

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

- 1 (19.03.2010) REGISTERED CHARGE dated 26 February 2010.
- 2 (19.03.2010) Proprietor: BANK OF SCOTLAND PLC (Scot. Co. Regn. No. SC327000) of Halifax Division, 1 Lovell Park Road, Leeds LS1 1NS.
- 3 (19.04.2024) REGISTERED CHARGE dated 15 April 2024.
- 4 (19.04.2024) Proprietor: UK MORTGAGE LENDING LTD (Co. Regn. No. 8698121) of 4 Capital Quarter, Tyndall Street, Cardiff CF10 4BZ, trading as Pepper Money.

End of register