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Official copy of register of title

Title number BGL150287

Edition date 12.06.2023

- This official copy shows the entries on the register of title on 26 AUG 2025 at 16:05:19.
- 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 26 Aug 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.

HAVERING

- 1 (18.10.2010) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being 117 Ford Lane, Rainham (RM13 7AT).
- 2 (24.06.2019) The Transfer dated 17 June 2019 referred to in the Charges Register was made pursuant to Part V of the Housing Act 1985 and the land has the benefit of and is subject to such legal easements as are granted and reserved in the said Deed and the easements and rights specified in paragraph 2 of Schedule 6 of the said Act.
- 3 (24.06.2019) The Transfer dated 17 June 2019 referred to above contains provisions as to light or air and boundary structures.

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

- 1 (24.06.2019) PROPRIETOR: VICTORIA KAREN MOSS and LUKE BRADLEY MOSS of 117 Ford Lane, Rainham RM13 7AT.
- 2 (24.06.2019) The price stated to have been paid on 21 June 2019 was £188,500.
- 3 (24.06.2019) RESTRICTION: No transfer or lease of the registered estate dated before 17 June 2029 by the proprietor of the registered estate or by the proprietor of any registered charge is to be completed by registration unless accompanied by
 - (a) a certificate given by The Mayor and Burgesses of the London Borough of Havering that the transfer or lease complies with the requirements of section 156A of the Housing Act 1985 or that the transfer or lease is an exempted disposal or is not a relevant disposal, or

B: Proprietorship Register continued

(b) a certificate given by the local housing authority for the area in which the property is situated that (i) The Mayor and Burgesses of the London Borough of Havering is no longer in existence and (ii) the transfer or lease complies with the requirements of section 156A of the Housing Act 1985 or is either an exempted disposal or is not a relevant disposal.

- 4 (24.06.2019) 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 17 June 2019 in favour of Santander UK PLC referred to in the Charges Register.
- 5 (12.06.2023) RESTRICTION: No disposition by a sole proprietor of the registered estate (except a trust corporation) under which capital money arises is to be registered unless authorised by an order of the court.

C: Charges Register

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

- 1 (24.06.2019) A Transfer of the land in this title dated 17 June 2019 made between (1) The Mayor and Burgesses of the London Borough of Havering and (2) Victoria Karen Moss and Luke Bradley Moss contains restrictive covenants.

NOTE: Copy filed.
- 2 (24.06.2019) REGISTERED CHARGE dated 17 June 2019.
- 3 (24.06.2019) Proprietor: SANTANDER UK PLC (Co. Regn. No. 2294747) of Deeds Services, 101 Midsummer Boulevard, Milton Keynes MK9 1AA.
- 4 (24.06.2019) Charge subsisting until 16 June 2024 having the priority specified in section 156 of the Housing Act 1985 to secure the liability under the covenant to repay discount contained in the Transfer dated 17 June 2019 referred to above.

End of register