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Official copy of register of title

Title number SY390135

Edition date 21.11.2013

- This official copy shows the entries on the register of title on 14 DEC 2015 at 16:21:45.
- 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 14 Dec 2015.
- 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 Land Registry, Durham Office.

A: Property Register

This register describes the land and estate comprised in the title.

SURREY : WAVERLEY

- 1 The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being The Hallams, Littleford Lane, Blackheath, Guildford (GU4 8QZ).
 - 2 A Conveyance of the land edged yellow on the filed plan and other land dated 28 September 1951 made between (1) William Alan Gillett, William Roger Sandford Hodgson and Reginald Stapylton Cockburn and (2) Brucdon Investment Trust Limited is expressed to grant rights of way and is subject as therein mentioned.
- NOTE: Copy Filed under SY390135.*
- 3 The land edged yellow on the filed plan has the benefit of the following rights reserved by a Transfer of the land tinted brown on the filed plan dated 16 August 1967 made between (1) Marjorie Frances Merritt (Transferor) and (2) David Edward Dowlen (Transferee):-

"Reserving unto the Transferor the right specified in the schedule hereto

THE SCHEDULE

The right to discharge the overflow from her rotary sewage filter situate at or about the point marked A on the plan."

NOTE: The point marked A referred to has been reproduced on the filed plan.

- 4 (25.06.2004) A new title plan based on the latest revision of the Ordnance Survey Map has been prepared.

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 (19.07.2013) PROPRIETOR: CAROL ANNE COLLINS and RICHARD PHILIP HOSKIN TURNER of The Hallams, Littleford Lane, Blackheath, Guildford GU4 8QZ.
- 2 (19.07.2013) The price stated to have been paid on 5 July 2013 for the land in this title and in titles SY503275 and SY729446 was £3,100,000.
- 3 (21.11.2013) 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 20 November 2013 in favour of Yorkshire Building Society referred to in the Charges Register.

C: Charges Register

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

- 1 The land tinted blue on the filed plan is subject to rights of way.
- 2 (21.11.2013) REGISTERED CHARGE dated 20 November 2013 affecting also other titles.

NOTE: Charge reference SY390135.
- 3 (21.11.2013) Proprietor: YORKSHIRE BUILDING SOCIETY of Yorkshire House, Yorkshire Drive, Bradford BD5 8LJ.

End of register

These are the notes referred to on the following official copy

The electronic official copy of the title plan follows this message.

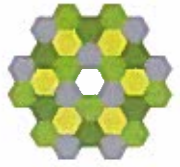
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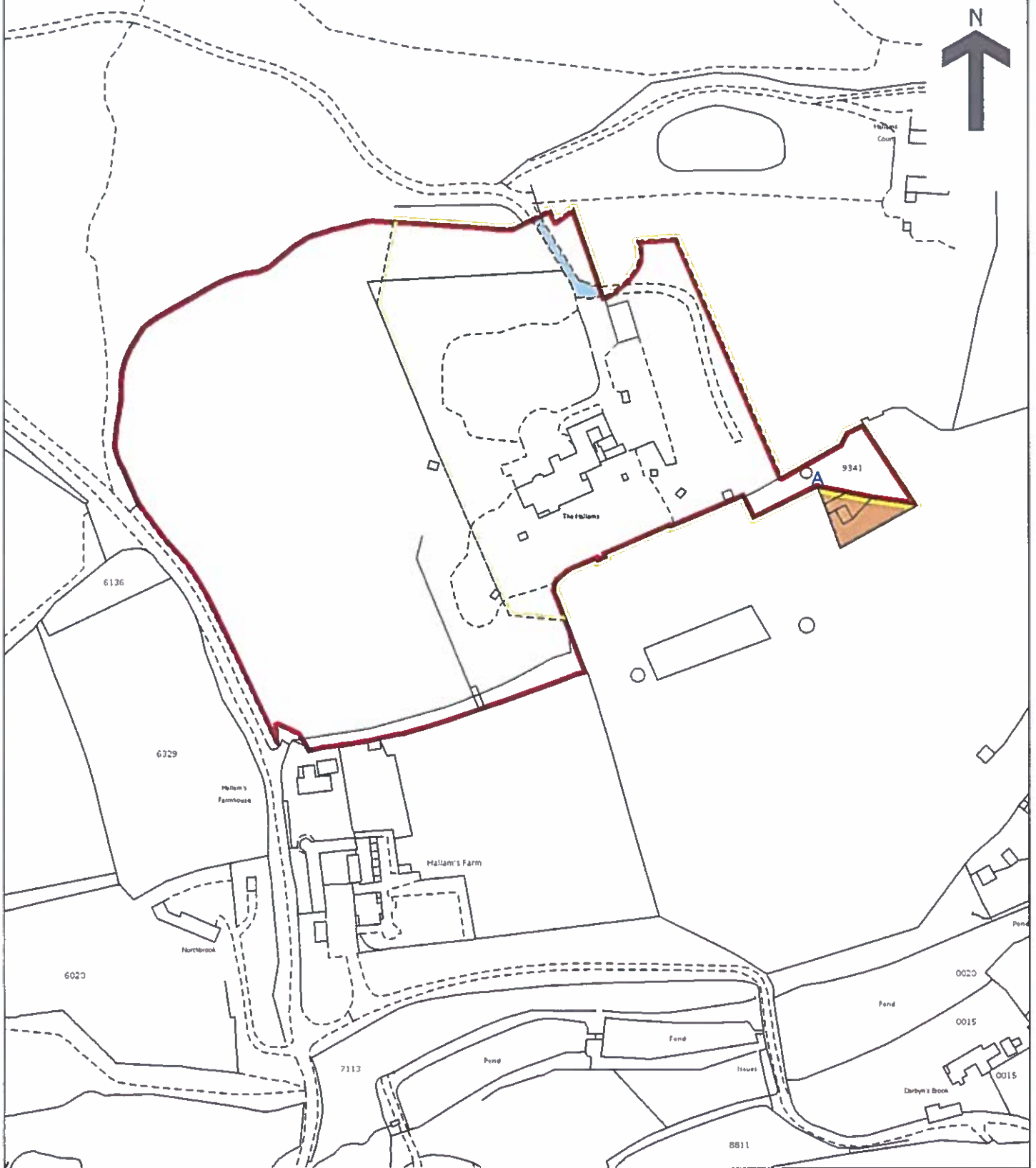
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This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground.

This title is dealt with by the Land Registry, Durham Office .



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**Official copy
of register of
title**

Title number SY503275

Edition date 21.11.2013

- This official copy shows the entries on the register of title on 14 DEC 2015 at 16:24:52.
- 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 14 Dec 2015.
- 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 Land Registry, Durham Office.

A: Property Register

This register describes the land and estate comprised in the title.

SURREY : WAVERLEY

- 1 (24.05.1967) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being land adjoining The Hallams, Littleford Lane, Blackheath (GU4 8QZ).
- 2 The land has the benefit of the rights granted by a Conveyance of the land in this title and other land dated 22 November 1951 made between (1) Sir William Alan Gillett and others (2) Nan Tavender Crook and (3) Michael John Douglass.

NOTE: Copy filed under SY360580.
- 3 (28.07.2004) The land edged and numbered in green on the title plan has been removed from this title and registered under the title number or numbers shown in green on the said plan.

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 (19.07.2013) PROPRIETOR: CAROL ANNE COLLINS and RICHARD PHILIP HOSKIN TURNER of The Hallams, Littleford Lane, Blackheath, Guildford GU4 8QZ.
- 2 (19.07.2013) The price stated to have been paid on 5 July 2013 for the land in this title and in titles SY390135 and SY729446 was £3,100,000.
- 3 (21.11.2013) 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 20 November 2013 in favour of Yorkshire Building Society referred to in the Charges Register.

Title number SY503275

C: Charges Register

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

1 (21.11.2013) REGISTERED CHARGE dated 20 November 2013 affecting also other titles.

NOTE: Charge reference SY390135.

2 (21.11.2013) Proprietor: YORKSHIRE BUILDING SOCIETY of Yorkshire House, Yorkshire Drive, Bradford BD5 8LJ.

End of register

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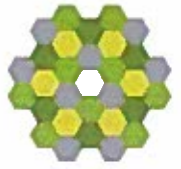
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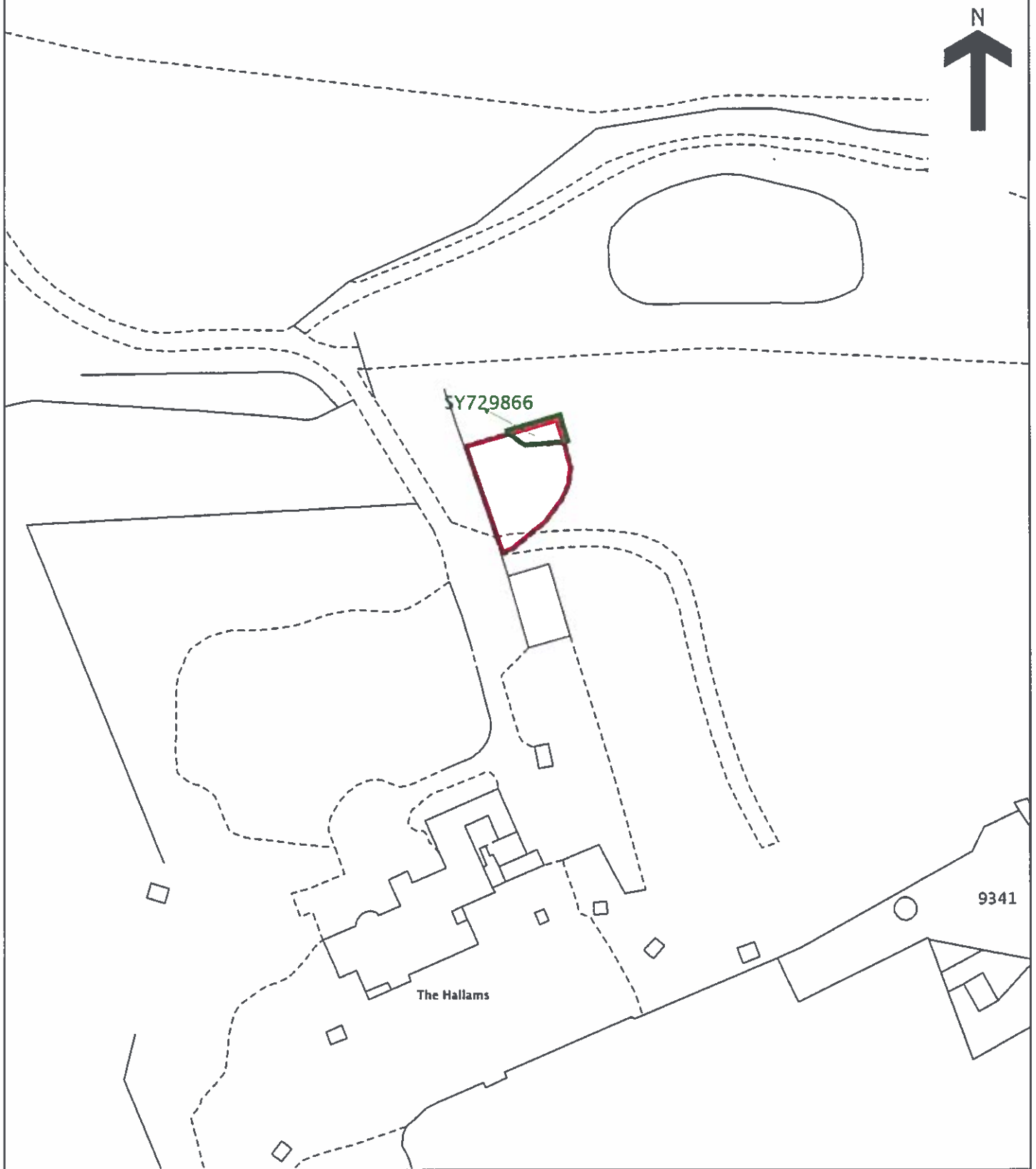
This title is dealt with by the Land Registry, Durham Office .

Land Registry
Official copy of
title plan

Title number **SY503275**
Ordnance Survey map reference **TQ0345NE**
Scale **1:1250 enlarged from 1:2500**
Administrative area **Surrey : Waverley**



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Official copy of register of title

Title number SY729446

Edition date 21.11.2013

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- Issued on 14 Dec 2015.
- 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 Land Registry, Durham Office.

A: Property Register

This register describes the land and estate comprised in the title.

SURREY : WAVERLEY

- 1 (24.05.1967) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Land lying to the north of The Hallams, Littleford Lane, Blackheath, Guildford.
- 2 The land has the benefit of the rights granted by a Conveyance of the land in this title and other land dated 22 November 1951 made between (1) Sir William Alan Gillett and others (2) Nan Tavender Crook and (3) Michael Joun Douglass.

NOTE: Copy filed under SY360580.

- 3 The land has the benefit of the following rights reserved by the Transfer dated 16 November 1982 referred to in the Charges Register:-
 - "1. The right of light, air, support and shelter and all other easements and rights as present enjoyed by the Retained Land including without prejudice to the generality of the foregoing the right to use the Pipes now situate on through over or under the Property.
 2. Without prejudice to the generality of the foregoing the right within the Perpetuity Period firstly to make connections on the property to the pipes now situate on, through, under or over the Property and secondly to inspect construct use and maintain any connections and/or pipes in, through over or under the Property for the benefit of the Retained Land and all ancillary rights of entry subject to the person exercising such rights causing as little damage and inconvenience as possible in the exercise thereof and making good all such damage as soon as possible thereafter."

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 (19.07.2013) PROPRIETOR: CAROL ANNE COLLINS and RICHARD PHILIP HOSKIN TURNER of The Hallams, Littleford Lane, Blackheath, Guildford GU4 8QZ.

B: Proprietorship Register continued

- 2 (19.07.2013) The price stated to have been paid on 5 July 2013 for the land in this title and in titles SY390135 and SY503275 was £3,100,000.
- 3 (21.11.2013) 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 20 November 2013 in favour of Yorkshire Building Society referred to in the Charges Register.

C: Charges Register

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

- 1 A Transfer of Hallams Court and other land and dated 16 November 1982 made between (1) Apus Properties Limited (Vendor) and (2) Meccles Limited (Purchaser) contains the following covenants by the Vendor:-

"FOR the benefit and protection of the property or any part or parts thereof and so as to bind so far as may be the Retained Land into whosoever hands the same may come the Vendor hereby covenants with the Purchaser that the Vendor and the persons deriving title under it will at all times hereafter observe and perform the same covenants and stipulations (mutatis mutandis) as are contained in paragraphs 2,3,4 and 5 of the Third Schedule hereto as though the same were binding on the Retained Land and were for the benefit of the Property

THE THIRD SCHEDULE

- 1. To repair maintain and keep in a good state of repair and maintenance the road shown coloured brown as aforesaid on the said plan provided that the vendor shall contribute such sum (if any) to the cost of such maintenance and repair which is proportionate to the use (if any) of the said road by the Vendor or any person authorised by the Vendor
- 2. Not to do (or permit or suffer to remain upon the Property or any part thereof) anything which may be or become a nuisance annoyance disturbances inconvenience injury or damage to the Vendor or its tenants or the occupiers of the Retained Land or of any adjacent land or neighbouring premises
- 3. Not to use the Property or any part thereof for any dangerous noxious or offensive trade or business or for any illegal or immoral act or purpose and no sale by auction shall take place therein
- 4. Not to discharge into any of the Pipes serving the Property or any other property any oil grease or other deleterious matter or any substance which might be or become a source of injury to the drainage system of the Retained Land or any part thereof
- 5. Not to sell the Property or any part thereof without firstly procuring that the Purchaser of the property or any part thereof (as the case may be) enters into covenants (including the covenant contained in this Clause) in the same form mutatis mutandis as the covenants in this Schedule directly with the Vendor and secondly applying for the appropriate entries to be made on the title of the Property at H M Land Registry."

- 2 The land is subject to the following rights granted by the Transfer dated 16 November 1982 referred to above:-

.....
..

2. The right (in common with the Vendor and all others so entitled) to use any Pipes now situate on, over under or through the Retained Land provided always that the Vendor shall be entitled to alter the route of such pipes within the Perpetuity Period."

- 3 (21.11.2013) REGISTERED CHARGE dated 20 November 2013 affecting also

Title number SY729446

C: Charges Register continued

other titles.

NOTE: Charge reference SY390135.

4 (21.11.2013) Proprietor: YORKSHIRE BUILDING SOCIETY of Yorkshire House,
Yorkshire Drive, Bradford BD5 8LJ.

End of register

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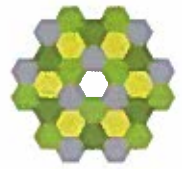
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Land Registry
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title plan

Title number **SY729446**
Ordnance Survey map reference **TQ0345NE**
Scale **1:1250 enlarged from 1:2500**
Administrative area **Surrey : Waverley**



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