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## COMPANIES FORM No. 395

### Particulars of a mortgage or charge

A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge.

Pursuant to section 395 of the Companies Act 1985

To the Registrar of Companies  
(Address overleaf - Note 6)

For official use

Company number

1316

2182560

Name of company

\* London Town Hotels Limited

Date of creation of the charge

7 March 2006

Description of the instrument (if any) creating or evidencing the charge (note 2)

Rent Security Deposit Deed

Amount secured by the mortgage or charge

All amounts due to the Landlord as a result of any breach of covenant agreement or condition on the part of the Lessee contained in an Underlease dated 25 January 2006 between Holmwood Leisure Limited (1) London Town Hotels Limited (2) in respect of the Hillgate Hotel 6-14 Pembridge Gardens London W2 and all losses which the Landlord may incur by reason of or consequent from any such breach and in particular:

1. Any sum (whether rent or otherwise) due to the Landlord from the company and unpaid for a period of 14 days
2. Any loss or damage as a result of any breach of any covenant agreement or condition on the part of the company under the said Underlease and
3. If the said Underlease is determined otherwise than by agreement before the expiry of the term granted by the said Underlease or if the said Underlease is forfeited or disclaimed by any liquidator or trustee in bankruptcy of the company such sum as shall be due for the period between the date of such determination forfeiture or disclaimer to the end of the contractual term of the said Underlease

Names and addresses of the mortgagees or persons entitled to the charge

Olsen Group Limited (a corporation organised and existing under the laws of the British Virgin Islands) and whose address for service in England and Wales is care of Denton Wilde Sapte One Fleet Place

Postcode EC4M 7WS

Please return  
via

CH London Counter  
Representor's name address and  
reference (if any):  
Denton Wilde Sapte  
1 Fleet Place  
London  
EC4M 7WS

Ref: PJXH/26859.00001

Time critical reference

For official Use (02/00)  
Mortgage Section

Post room



Short particulars of all the property mortgaged or charged

The sum of £62,500 together with any interest credited to such amount

Please do not  
write in  
this margin

*Please complete  
legibly, preferably  
in black type, or  
bold block  
lettering*

Particulars as to commission allowance or discount (note 3)

Not applicable

Signed Denton Wilde Jnr

Date 10 March 2006

On behalf of ~~XXXXXXXXXXXXXXXXXXXX~~ † Landlord

*A fee is payable  
to Companies  
House in  
respect of each  
register entry  
for a mortgage  
or charge.  
(See Note 5)*

† delete as  
appropriate

Notes

- 1 The original instrument (if any) creating or evidencing the charge, together with these prescribed particulars correctly completed must be delivered to the Registrar of Companies within 21 days after the date of creation of the charge (section 395). If the property is situated and the charge was created outside the United Kingdom delivery to the Registrar must be effected within 21 days after the date on which the instrument could in due course of post, and if dispatched with due diligence, have been received in the United Kingdom (section 398). A copy of the instrument creating the charge will be accepted where the property charged is situated and the charge was created outside the United Kingdom (section 398) and in such cases the copy must be verified to be a correct copy either by the company or by the person who has delivered or sent the copy to the Registrar. The verification must be signed by or on behalf of the person giving the verification and where this is given by a body corporate it must be signed by an officer of that body. A verified copy will also be accepted where section 398(4) applies (property situate in Scotland or Northern Ireland) and Form No. 398 is submitted.
- 2 A description of the instrument, eg "Trust Deed", "Debenture", "Mortgage", or "Legal charge", etc, as the case may be, should be given.
- 3 In this section there should be inserted the amount or rate per cent. of the commission, allowance or discount (if any) paid or made either directly or indirectly by the company to any person in consideration of his;  
(a) subscribing or agreeing to subscribe, whether absolutely or conditionally, or  
(b) procuring or agreeing to procure subscriptions, whether absolute or conditional,  
for any of the debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered.
- 4 If any of the spaces in this form provide insufficient space the particulars must be entered on the prescribed continuation sheet.
- 5 A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge. Cheques and Postal Orders must be made payable to **Companies House**.
- 6 The address of the Registrar of Companies is: Companies House, Crown Way, Cardiff CF14 3UZ

FILE COPY



## CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

Pursuant to section 401(2) of the Companies Act 1985

COMPANY No. 02182560

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A RENT SECURITY DEPOSIT DEED DATED THE 7th MARCH 2006 AND CREATED BY LONDON TOWN HOTELS LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO OLSEN GROUP LIMITED UNDER THE TERMS OF THE AFOREMENTIONED INSTRUMENT CREATING OR EVIDENCING THE CHARGE WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 16th MARCH 2006.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 22nd MARCH 2006.

LC  
MB



*Companies House*

— for the record —



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES