

220136/26
MG01

Particulars of a mortgage or charge



iris
LASERFORM

A fee is payable with this form.

We will not accept this form unless you send the correct fee.

Please see 'How to pay' on the last page.



What this form is for

You may use this form to register particulars of a mortgage or charge in England and Wales or Northern Ireland.



What this form is NOT for

You cannot use this form to register particulars of a charge for a Scottish company. To do this, please use form MG01s.

TUESDAY



ATF3TG0U

A06

22/12/2009

61

COMPANIES HOUSE

1

Company details

Company number 0 2 7 5 1 8 6 4

Company name in full Snowden Commercial Limited (the Company)

9

For official use

→ **Filling in this form**

Please complete in typescript or in bold black capitals.

All fields are mandatory unless specified or indicated by *

2

Date of creation of charge

Date of creation d0 d3 m1 m2 y2 y0 y0 y9

3

Description

Please give a description of the instrument (if any) creating or evidencing the charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'.

Description

Deed of Assignment of Rents

4

Amount secured

Please give us details of the amount secured by the mortgage or charge.

Amount secured

All moneys, obligations and liabilities whatsoever which may now or at any time in the future be due, owing or incurred by the Company or any company which is a holding company or subsidiary of the Company (Group Member) to the Lender (as defined below) or for or in respect of which any Group Member may be liable to the Lender whether present or future, actual or contingent on any account whatsoever and in any manner whatsoever, as principal or surety and whether alone or jointly with any other party or parties including, without limitation, interest, legal and other costs, charges and expenses.

Continuation page

Please use a continuation page if you need to enter more details.

MG01**Particulars of a mortgage or charge****5 Mortgagee(s) or person(s) entitled to the charge (if any)**

| | | |
|---|--|---|
| Please give the name and address of the mortgagee(s) or person(s) entitled to the charge. | | Continuation page Please use a continuation page if you need to enter more details. |
| Name | Property Finance Nominees (No 4) Limited | |
| Address | Stamford House, Primett Road, Stevenage, Hertfordshire (the Lender) | |
| Postcode | S G 1 3 E E | |
| Name | | |
| Address | | |
| Postcode | | |

6 Short particulars of all the property mortgaged or charged

| | | |
|---|--|---|
| Please give the short particulars of the property mortgaged or charged. | | Continuation page Please use a continuation page if you need to enter more details. |
| Short particulars | <p>All the <u>rights</u>, <u>titles</u>, <u>benefits</u> and <u>interests</u>, whether present or future, of the Company to all <u>moneys</u> from time to time due, owing or incurred to the Company under the Lease or Leases (as defined in the deed of assignment of rents between the Company and the Lender dated 3 December 2009) other than sums receivable by the Company by way of insurance contributions, service charge, payments to sinking funds or any VAT payable thereon, including the right to receive the same and the full benefit of any guarantee or security for the performance thereof now or at any time hereafter given together with all claims, causes of action and damages arising in connection therewith and any proceeds of the foregoing which expression shall extend to and include the whole or any part thereof and any amendment, variation, substitution or extension thereof.</p> <p style="text-align: right;">95</p> | |

MG01

Particulars of a mortgage or charge

| | | |
|----------------------------------|---|--|
| 7 | Particulars as to commission, allowance or discount (if any) | |
| Commission allowance or discount | <p>Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his:</p> <ul style="list-style-type: none">- subscribing or agreeing to subscribe, whether absolutely or conditionally, or- procuring or agreeing to procure subscriptions, whether absolute or conditional, <p>for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered.</p> | |
| 8 | Delivery of instrument | |
| | <p>You must deliver the original instrument (if any) creating or evidencing the charge and these prescribed particulars to the Registrar of Companies within 21 days after the date of creation of the charge (section 860). If the property is situated and the charge was created outside the United Kingdom (UK), you must deliver the information to the Registrar within 21 days after the date on which the instrument could have been received in the UK in the normal course of post and assuming you had posted it promptly (section 866).</p> <p>We will accept a verified copy of the instrument creating the charge where the property charged is situated and the charge was created outside the UK (section 870). The company or the person who has delivered the copy to the Registrar must verify it to be a correct copy and sign it. Where a body corporate gives the verification, an officer of that body must sign it. We will also accept a verified copy where section 867(2) applies (property situated in another part of UK).</p> | |
| 9 | Signature | |
| Signature | <p>Please sign the form here.</p> <p>Signature</p> <p>X <i>Teacher Simon CCP</i> X</p> <p>This form must be signed by a person with an interest in the registration of the charge.</p> | |

MG01

Particulars of a mortgage or charge



Presenter information

You do not have to give any contact information, but if you do it will help Companies House if there is a query on the form and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record.

Contact name ~~James McVeigh~~ Chantal Armsden

Company name
Teacher Stern LLP

Address 37-41 Bedford Row

Post town London

Country/Region

Postcode W C 1 R 4 J H

Country United Kingdom

DX 177 Chancery Lane

Telephone 020 7242 3191



Certificate

We will send your certificate to the presenter's address if given above or to the Company's Registered Office if you have left the presenter's information blank.



Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☐ The company name and number match the information held on the public Register.
- ☐ You have included the original deed with this form.
- ☐ You have entered the date the charge was created.
- ☐ You have supplied the description of the instrument.
- ☐ You have given details of the amount secured by the mortgagee or chargee.
- ☐ You have given details of the mortgagee(s) or person(s) entitled to the charge.
- ☐ You have entered the short particulars of all the property mortgaged or charged.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.



Important information

Please note that all information on this form will appear on the public record.



How to pay

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

Make cheques or postal orders payable to 'Companies House.'



Where to send

You may return this form to any Companies House address, however for expediency we advise you to return it to the appropriate address below:

For companies registered in England and Wales:

The Registrar of Companies, Companies House,
Crown Way, Cardiff, Wales, CF14 3UZ.
DX 33050 Cardiff.

For companies registered in Scotland:

The Registrar of Companies, Companies House,
Fourth floor, Edinburgh Quay 2,
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF.
DX ED235 Edinburgh 1
or LP - 4 Edinburgh 2 (Legal Post).

For companies registered in Northern Ireland:

The Registrar of Companies, Companies House,
First Floor, Waterfront Plaza, 8 Laganbank Road,
Belfast, Northern Ireland, BT1 3BS.
DX 481 N.R. Belfast 1.



Further information

For further information, please see the guidance notes on the website at www.companieshouse.gov.uk or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.companieshouse.gov.uk



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

Pursuant to section 869(5) & (6) of the Companies Act 2006

**COMPANY NO. 2751864
CHARGE NO. 9**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A DEED OF ASSIGNMENT OF RENTS
DATED 3 DECEMBER 2009 AND CREATED BY SNOWDEN
COMMERCIAL LIMITED FOR SECURING ALL MONIES DUE OR
TO BECOME DUE FROM THE COMPANY OR ANY COMPANY
WHICH IS A HOLDING COMPANY OR SUBSIDIARY OF THE
COMPANY (GROUP MEMBER) TO PROPERTY FINANCE
NOMINEES (NO 4) LIMITED ON ANY ACCOUNT WHATSOEVER
WAS REGISTERED PURSUANT TO CHAPTER 1 PART 25 OF THE
COMPANIES ACT 2006 ON THE 22 DECEMBER 2009

GIVEN AT COMPANIES HOUSE, CARDIFF THE 3 JANUARY 2010

PO
JJ.



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES