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CHFP041

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legibly, preferably
in black type or
bold block
lettering* Insert full name
of company

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)

Name of company

*CETA INSURANCE LIMITED

Date of creation of the charge

24TH OCTOBER 2006

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

RENT DEPOSIT AGREEMENT

Amount secured by the mortgage or charge *x N/A*

07

By way of first fixed charge as continuing security the performance of the Company's obligations under the lease ("the Lease") made the 3rd October 2006 between the Chargee as Landlord (1) and the Company as Tenant (2) in relation to Unit 22 Stuart House Cromwell Park Chipping Norton Oxfordshire and any deed licence consent or other instrument supplemental to the Lease or by which the Lease may be varied and also the performance by the Company of its obligations under the Rent Deposit Agreement made the 24th October 2006 between the Chargee (1) and the Company (2) and the payment to the Chargee of all monies losses costs charges damages and expenses due to or suffered or incurred by the Chargee in consequences of or arising from or in relation to any of the following Events of Default:-

1. The non-payment or late payment of the whole or any part of the rents or interest or other sums for the time being or from time to time reserved by or payable under the Lease or any other breach non-observance or non-performance of any of the covenants agreements or obligations on the part of the Company or conditions contained in the Lease; or
 2. any loss or damage being suffered by the Chargee in consequence of the forfeiture of the Lease or of the Lease being disclaimed or otherwise terminated by virtue of the liquidation or bankruptcy of the Company or by virtue of the appointment of a receiver administrator or administrative receiver of the Company or otherwise (including without limitation any injury for which the Chargee may prove in the winding up of the Company pursuant to the Insolvency Act 1986) or (where the Company is a company incorporated outside the United Kingdom) in consequence of proceedings or events analogous with those previously mentioned being constituted or occurring in respect of the Company outside the United Kingdom; or
- Cont'd.....

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

Country Estates Construction Limited Kingfisher House Albury Close
Loverock Road Reading

Postcode RG30 1BD

Presenter's name, address and
reference (if any):Clifton Ingram LLP
22 - 24 Broad Street
Wokingham
Berkshire RG40 1BA
DX33500 Wokingham

Time critical reference

For official use (02/2006)
Mortgage Section

Post room



Short particulars of all the property mortgaged or charged

A deposit of £9,313.00 (including any balance thereof for the time being outstanding after any reduction of or addition to the deposit pursuant to the Agreement) and the Company's interest in the clearing bank or building society deposit account in which the deposit shall be held by the Chargee

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

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

† Delete as appropriate

Particulars as to commission allowance or discount (note 3)

Not applicable

Signed

Date 25 October 2006

On behalf of [company] [mortgagee/chargee]

CLIFTON INGRAM L.L.P.
SOLICITORS
20-24 BROAD STREET
WOKINGHAM
BERKS. RG40 1BA

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 are to be made payable to **Companies House**.
6. The address of the Registrar of Companies is:- Companies House, Crown Way, Cardiff CF4 3UZ.

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Particulars of a mortgage or charge (continued)

Continuation sheet No
to Forms Nos 395 and 410 (Scot)

Company number

02827690

Please complete
legibly, preferably
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bold block lettering

Name of company


CETA INSURANCE LIMITED

Limited*

*Delete if
inappropriate

Description of the instrument creating or evidencing the mortgage or charge (continued) (note 2)

3. the Chargee incurring or suffering any legal and other costs charges damages and expenses in relation to any such non-payment or late payment of rents interest or other sums or any such breach non-observance or non-performance of covenant loss damage or injury by the Company.


CLIFTON INGRAM L.L.P.
SOLICITORS
22-24 BROAD STREET
WOKINGHAM
BERKS. RG40 1BA

Amount due or owing on the mortgage or charge (continued)

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CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

COMPANY No. 02827690

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A RENT DEPOSIT AGREEMENT DATED THE 24th OCTOBER 2006 AND CREATED BY CETA INSURANCE LTD FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO COUNTRY ESTATES CONSTRUCTION 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 30th OCTOBER 2006.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 3rd NOVEMBER 2006.

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THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES



Companies House

— for the record —