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

*insert full name
of Company

COMPANIES FORM No. 395**Particulars of a mortgage or charge**

185020/13.

395

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

[] [] [] [] [] [] [] [] [] []

02887505

Name of company

* Deakins Residential Limited

Date of creation of the charge

20th December 2007

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

Legal Charge

Amount secured by the mortgage or charge

Definitions:

"the Property" - means the freehold land adjoining Barker's Farm, Moss Lane, Blackrod, Bolton, BL6 5JB as registered at the Land Registry under title number GM154953 and including all additions thereto and all fixtures and all fittings in the nature of fixtures and all fixed plant and machinery (not being chattels within the meaning of the Bills of Sale Acts) now or in the future in or about the Property, and including any part or parts thereof.

"the Equipment" - means all unfixed plant and machinery and other chattels and equipment now or in the future in, on or about the Property, and includes any part or parts thereof (see overleaf)

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

The Co-Operative Bank PLC, PO Box 1AN, Level 2, No. 2 Cathedral Square, The Cloth Market, Newcastle-Upon-Tyne

Postcode NE99 1AN

Presentor's name address and
reference (if any)

Brabners Chaffe Street LLP
Horton House
Exchange Flags
Liverpool
L2 3YL

Time critical reference

For official Use (06/2005)

Mortgage Section

Post room

SATURDAY



A67

A3Z7SPV

22/12/2007

COMPANIES HOUSE

382

Short particulars of all the property mortgaged or charged

1 With full title guarantee (to the full extent of the Company's interest in the Property or its proceeds of sale) by way of legal mortgage all legal interests (and otherwise by way of specific equitable charge) the Property as a continuing security for the payment or discharge on demand of the Company's Indebtedness

2. The Company assigns unto the Bank all rents, profits, income, fees and other sums at any time payable by any lessees, under-lessees, tenants or licensees of the Property to the Company except any sums payable in respect of services or insurance provided by the Company in relation to such Property together with the benefit of all rights and remedies of the Company relating to them, subject to reassignment on redemption

3. With full title guarantee and as continuing security for payment and discharge of the Company's Indebtedness the Company assigns to the Bank all of the Company's rights, title and interest in and to -

(a) the personal agreements and covenants by the tenants, lessees or licensees of the Property and by all guarantors and all security held by the Company in respect of the obligations of such tenants, lessees or licensees (including, without limiting the generality of the foregoing, all monies due and owing to the Company or which may become due and owing to the Company at any time in the future in connection with therewith), (see overleaf)

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

Particulars as to commission allowance or discount (note 3)

Signed

Bankers AUFFE HOET LLP

Date

21/12/02

On behalf of ~~[company]~~ [mortgagee/chargee] †

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**

Name of company

*insert full name
of Company

* Deakins Residential Limited

Addendum 1/4

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

Addendum 2/4

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

Amount Secured by the Mortgage or Charge

All or any monies, obligations and liabilities which shall for the time being (and whether on or at any time after demand) be due, owing or incurred in whatsoever manner to the Co-Operative Bank PLC ("the Bank") by the Company whether actually or contingently, and whether solely or jointly with any other person, and whether as principle or surety, and whether or not the Bank shall have been an original party to the relevant transaction and including interest, discount, commission or other lawful charges and expenses which the Bank may, in the course of its business, charge in respect of any of those matters or for keeping the Company's account(s), (and also including the costs, charges and expenses referred to in Clause 10) and so that interest shall be computed and compounded according to the usual mode of the Bank as well after as before any demand made or judgment obtained or the insolvency of the Company ("the Customer's Indebtedness").

Addendum 3/4

3 Names, addresses and description of the mortgages or persons entitled to the charge (continued)

Addendum 4/4

4 Short particulars of all the property mortgaged or charged (continued)

(b) all agreements now or from time to time entered into or to be entered into for the sale, letting or other disposal or realisation of the whole or any part of the Property (including, without limiting the generality of the foregoing, all monies due and owing to the Company or which may become due and owing to the Company at any time in the future in connection with therewith),

4 (To the full extent of the Company's interests therein) with full title guarantee by way of floating charge (as a continuing security for the payment or discharge of the Company's Indebtedness) the Equipment.

Company number

02887505

Name of company

*insert full name
of Company

* Deakins Residential Limited

FILE COPY



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

COMPANY No 02887505

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A LEGAL CHARGE DATED THE 20th DECEMBER 2007 AND CREATED BY DEAKINS RESIDENTIAL LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO CO-OPERATIVE BANK PLC ON ANY ACCOUNT WHATSOEVER WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 22nd DECEMBER 2007

GIVEN AT COMPANIES HOUSE, CARDIFF THE 2nd JANUARY 2008

PO
LME



Companies House

— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES