

Registration of a Charge

Company Name: REDGROVE LTD

Company Number: 03846283

XCB52WUG

Received for filing in Electronic Format on the: 01/09/2023

Details of Charge

Date of creation: 31/08/2023

Charge code: **0384 6283 0038**

Persons entitled: FLEET MORTGAGES LIMITED

Brief description: 1 ELMHURST ROAD LONDON N17 6RQ

Contains fixed charge(s).

Contains negative pledge.

Authentication of Form

This form was authorised by: a person with an interest in the registration of the charge.

Authentication of Instrument

Certification statement: I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED

AS PART OF THIS APPLICATION FOR REGISTRATION IS A

CORRECT COPY OF THE ORIGINAL INSTRUMENT.

Certified by: EBRU SERCE



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 3846283

Charge code: 0384 6283 0038

The Registrar of Companies for England and Wales hereby certifies that a charge dated 31st August 2023 and created by REDGROVE LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 1st September 2023.

Given at Companies House, Cardiff on 1st September 2023

The above information was communicated by electronic means and authenticated by the Registrar of Companies under section 1115 of the Companies Act 2006





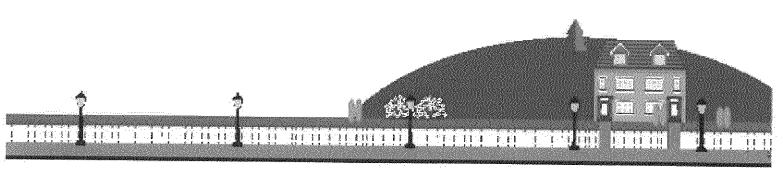
Mortgage Deed



Account No: 1(0007195 31/08/2023 Date: we, us and our means Fleet Mortgages Limited of 2nd Floor, Flagship House, Reading Road North, Fleet, Hampshire, GU51 4WP (registered in England and Wales as company number 08663979) and anyone who at any time in the future is entitled (as legal, equitable or beneficial owner) to all or any of the lender's and/or mortgagee's rights under any of the mortgage documents (including as a result of a mortgage transfer, a merger or consolidation with another person, a take-over and/or a group re-organisation) (each being a mortgagee). conditions means: Fleet Mortgages - Mortgage Conditions 2022 - Version 4 You and your means: (insert full name and address of each borrower) nue Giove and (if there is more than one) all of them together (and includes that person's personal representatives; and any person to whom title to the property passes) (each being a mortgagor and borrower). The property means: TITLE NO: Koad MX385005 Landon Postcode: Including existing and future fixtures, fittings, alterations and additions. This mortgage deed is made on the above Date between you as mortgagor(s) and us as mortgagee: 1. In this Mortgage Deed, a number of words and phrases are printed in bold type because they have a special meaning. The meaning of some of these words and phrases is explained in the boxes above. The meaning of other words and phrases printed in bold type is explained in the conditions. 2. This mortgage deed incorporates all of the provisions set out in the conditions and the mortgage offer. 3. You acknowledge receipt of:-

Form of charge filed at HM Land Registry under reference MD1443C

3.1 the initial advance;3.2 a copy of the conditions;3.3 the mortgage offer; and3.4 the latest edition of the tariff.



Mortgage Deed



- 4. You charge to us with full title guarantee as continuing security for the payment and discharge of all the secured liabilities:-
 - 4.1 the **property** by way of legal mortgage; and 4.2 the **ancillary** assets by way of fixed charge.
- 5. This mortgage deed secures further advances if we make them but we are not obliged to do so.
- **6.** You consent to and apply for the registration of the following restriction against title to the property: "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 registration is to be registered without written consent signed by the proprietor for the time being of the charge dated [3108] in favour of Fleet Mortgages Limited referred to in the charges register".
- ${f 7}$. This mortgage deed, and any non-contractual aspects arising in connection with it, are governed by English law.

This is an important legal document.

If **you** sign this document **you** will be legally bound by the **mortgage documents**. **We** will be entitled to enforce **our** rights against **you** and the **property** if **you** fail to comply with **your** obligations under the **mortgage documents**.

Please note that brokers, other intermediaries or persons who may have introduced **you** to **us** and/ or provided **you** with assistance, advice or other services in connection with **your** mortgage **advance** are not **our** agents and have no authority from us to make representations as to the effect of the **mortgage documents**, **your** liabilities under them or their suitability for **you**. No one other than a member of our staff has any authority to provide **you** with information on **our** behalf to **you** about the **mortgage documents**.

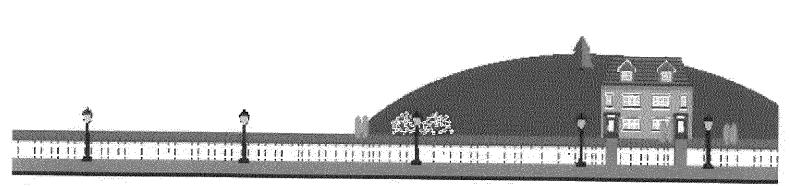
Also, other information provided by us (including in previous discussions, illustrations, quotations or representations) is superseded by the **mortgage documents**. Therefore, **you** must not rely upon any of that superseded information.

You should not sign this document unless: **you** have read and understood the mortgage documents, and you have obtained such legal and other advice as you consider appropriate and then decided that you want to be legally bound by the **mortgage documents**.

IF YOU FAIL TO KEEP UP WITH PAYMENTS ON YOUR MORTGAGE A RECEIVER OF RENT MAY BE APPOINTED AND/OR YOUR RENTAL PROPERTY MAY BE REPOSSESSED.

Signed and delivered as a deed by each of you on the Date stated at the start of this mortgage deed as follows:

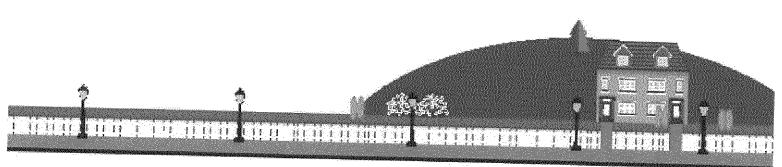
Each signature to be separately witnessed but the witness can be the same person. Each witness must be at least 18 years old, not be a borrower or a guarantor, and not be a relative, spouse, civil partner or co-habitee of a borrower or a guarantor, and not reside in the **property**.





Use the following where a borrower is an individual:

Cignood == = = -		and the second of the second o	وروا بالمستام والمستارة	and provide the control of the contr	
Signed as a deed b	y you as a borrower:		in the presence of the	e following witness:	
Your signature: <u></u> ≤			Signature of witness:		
Your full name					ww
in block capitals:	IN WEAR.		Full name of witness	FRON C-A-	***************************************
brock capitals. L	ANTERIX		in block capitals:	EBRU SERCE	
entrana.			Address of witness:	HUNALUTLE HEREE SE	mar N. C.
			Mudress of Withess.	A Secretary of the second seco	
				Secretary Constitution	
Part Continue to the Continue		THE STREET		EC1V 9DR	***************************************
· ·		THE RESERVE OF THE PROPERTY OF		\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	YMNOSTON AND AND AND AND AND AND AND AND AND AN
Signad se a desette				and the second	* 4
Signed as a deed by	you as a borrower.		in the presence of the	following witness:	
Your signature:	MCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCCC	- rienekiume	Signature of witness:		
			. Signardia of Mittless:	main magazining to produce a marine magazining samula samula samula samula samula samula samula samula samula s	· · · · · · · · · · · · · · · · · · ·
Your full name	The second secon		Full name of witness	What was a second of the secon	
in block capitals:	gaptilistics yet production and the property of the state		in block capitals:		
				S. C.	Marie asolomy
en egyene er			Address of witness:	a transmission of the contract	
				- SAMPERSON CASISTANA AND STATE OF THE STATE	News Washer
	2000 - 10			TOTAL STATE OF THE	ness. Va seese
Signed as a dead by					7999000 Mary Control of the Control
Signed as a deed by			in the presence of the		793366A
j. A	you as a borrower:			following witness:	1999 A
Your signature:			Signature of witness:		1985 A
Your signature:			Signature of witness:	was a second and the	The state of the s
Your signature:			Signature of witness:	was a second and the	
Your signature:			Signature of witness:	was a second and the	
Your signature:			Signature of witness: Full name of witness in block capitals:	was a second and the	AND
Your signature:			Signature of witness: Full name of witness in block capitals:	was a second and the	
Your signature:			Signature of witness: Full name of witness in block capitals:	was a second and the	
Your signature:			Signature of witness: Full name of witness in block capitals:	was a second and the	
Your signature: Your full name n block capitals:			Signature of witness: Full name of witness in block capitals: Address of witness:		
Your signature: Your full name n block capitals:			Signature of witness: Full name of witness in block capitals:		
Your signature: Your full name In block capitals:			Signature of witness: Full name of witness in block capitals: Address of witness:		
Your signature: Your full name In block capitals:			Signature of witness: Full name of witness in block capitals: Address of witness:		
Your signature: Your full name In block capitals: igned as a deed by your signature:			Signature of witness: Full name of witness in block capitals: Address of witness:		
Your signature: Your full name n block capitals: igned as a deed by y Your signature:			Signature of witness: Full name of witness in block capitals: Address of witness: in the presence of the forms of witness:		
Your signature: Your full name n block capitals: igned as a deed by y Your signature:			Signature of witness: Full name of witness in block capitals: Address of witness: in the presence of the formation of witness: Full name of witness:		
j. A			Signature of witness: Full name of witness in block capitals: Address of witness: in the presence of the formation of witness: Full name of witness in block capitals:		
Your signature: Your full name n block capitals: igned as a deed by y Your signature:			Signature of witness: Full name of witness in block capitals: Address of witness: in the presence of the formation of witness: Full name of witness:		
Your signature: Your full name n block capitals: igned as a deed by y Your signature:			Signature of witness: Full name of witness in block capitals: Address of witness: in the presence of the formation of witness: Full name of witness in block capitals:		



Use the following (as appropriate) where a borrower is a company:



Signature of Director Full name in block capitals: Director Executed as a deed by you acting by a director in the presence of: Signature of Director Full name in block capitals: Director Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director Executed as a deed by affixing your common seal in the presence of: Signature of Director Full name in block capitals: Director Full name in block capitals: Director Director Full name in block capitals: Director/Company Secretary. Full name in block capitals: Director Full name in block capitals: Director/Company Secretary. Full name in block capitals: LIP Member LLP Member LLP Member	Did	a director and its company secretary/tv		
Full name in block capitals: Director Executed as a deed by you acting by a director in the presence of: Signature of Director: Signature of Director: Signature of Director: Full name in block capitals: Director Address of witness: Executed as a deed by affising your common seal in the presence of: Signature of Director: Signature of Director: Director: Signature of Director: Signature of Director: Director: Signature of Director: Sig	Signature of Director:	Signature	of Director	·
Executed as a deed by you acting by a director in the presence of: Signature of Director: Full name in block capitals: Director Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Address of witness: LLP Member LLP Member		/Company	Secretary:	-
Executed as a deed by you acting by a director in the presence of: Signature of Director. Signature of Witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director. Executed as a deed by affixing your common seal in the presence of: Signature of Director. Signature of Director. Signature of Director. Company Secretary: Full name in block capitals: Director Director/Company Secretary: Full name in block capitals: Director Director. Signature of Director. Company Secretary: Full name in block capitals: Director/Company Secretary: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: LLP Member LLP Member	Full name in	Full name	groups, and the second	
Executed as a deed by you acting by a director in the presence of: Signature of Director.	block capitals:			array and a same a
Executed as a deed by you acting by a director in the presence of: Signature of Director: Signature of witness: Full name in block capitals: Director Executed as a deed by affixing your common seal in the presence of: Signature of Director: Address of witness: Evecuted as a deed by affixing your common seal in the presence of: Signature of Director: Company Secretary: Full name in block capitals: Director: Director: Director: Director: Director: Director: Director: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: LLP Member Address of LLP Member	Director		Director/Company Secretary	100 / 0.000m
Signature of Director. Full name in block capitals: Director Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director. Signature of Director. Signature of Director. Full name in block capitals: Director Full name in block capitals: Director Director Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Director. LLP Member LLP Member Address of LLP Member				
Signature of Director: Full name in block capitals: Director Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Signature of Director: Signature of Director: Signature of Director: Company Secretary: Full name in block capitals: Director Director Director Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: LLP Member Address of LLP Member				
Signature of Director: Full name in block capitals: Director Address of witness: Executed as a deed by affixing your common seal in the presence of: Signature of Director: Signature of Director: Signature of Director: Signature of Director: Company Secretary: Full name in block capitals: Director Director Director Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: LLP Member Address of LLP Member	Executed as a deed by you acting by			374 (managara ang managara) (managara) (mana
Executed as a deed by affixing your common seal in the presence of: Signature of Director Signature of Director Company Secretary: Full name in block capitals: Director Director Signature of Director Company Secretary: Full name in block capitals: Director Director Director Director/Company Secretary Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness LLP Member Address of LLP Member		a director in the presence of:		
Executed as a deed by affixing your common seal in the presence of: Signature of Director Signature of Director Company Secretary: Full name in block capitals: Director Director Signature of Director Company Secretary: Full name in block capitals: Director Director Director Director/Company Secretary Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness LLP Member Address of LLP Member				
Executed as a deed by affixing your common seal in the presence of: Signature of Director. Signature of Director. Signature of Director. Full name in block capitals: Director Director Signature of Director. Full name in block capitals: Director Director Director/Company Secretary Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness LLP Member LLP Member	Signature of Director:	Signature of	of witness:	
Executed as a deed by affixing your common seal in the presence of: Signature of Director. Signature of Director. Signature of Director. Full name in block capitals: Director Director Signature of Director. Full name in block capitals: Director Director Director/Company Secretary Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness LLP Member LLP Member				
Executed as a deed by affixing your common seal in the presence of: Signature of Director: Signature of Director: Signature of Director: Signature of Director: Company Secretary: Full name in block capitals: Director Director Director/Company Secretary Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness Address of LLP Member	, ruli name in [Full name i	In .	Processor State Continues Continues Continues Continues Continues Continues Continues Continues Continues Cont
Executed as a deed by affixing your common seal in the presence of: Signature of Director: Signature of Director / Company Secretary:		block capit	als:	
Executed as a deed by affixing your common seal in the presence of: Signature of Director: Signature of Director: (Company Secretary: Full name in block capitals: Director Director Director/Company Secretary Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: LLP Member Address of LLP Member	Director	Address	· Committee in the control of the co	
Executed as a deed by affixing your common seal in the presence of: Signature of Director: Signature of Director: Company Secretary: Full name in block capitals: Director Director Director/Company Secretary Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: LLP Member Address of LLP Member				
Signature of Director /Company Secretary: Full name in block capitals: Director Director/Company Secretary Director/Company Secretary LLP Member Address of LLP Member			The state of the s	
Signature of Director /Company Secretary: Full name in block capitals: Director Director/Company Secretary Director/Company Secretary LLP Member Address of LLP Member				
Signature of Director /Company Secretary: Full name in block capitals: Director Director/Company Secretary Director/Company Secretary LLP Member Address of LLP Member				
Signature of Director /Company Secretary: Full name in block capitals: Director Director/Company Secretary Director/Company Secretary LLP Member Address of LLP Member				The state of the s
Signature of Director /Company Secretary: Full name in block capitals: Director Director Director Director Director Full name in block capitals: Director Director Director Director LLP Member Address of			englije, in	
Full name in block capitals: Director Full name in block capitals: Director Full name in block capitals: Director Director/Company Secretary	Executed as a deed by affixing your c	ommon seal in the presence of:		
Full name in block capitals: Director Full name in block capitals: Director Director Full name in block capitals: Director/Company Secretary Director/Company Secretary Director/Company Secretary Director/Company Secretary Director/Company Secretary Director/Company Secretary LLP Member LLP Member Address of LLP Member				
Full name in block capitals: Director Full name in block capitals: Director Director Director/Company Secretary	Signature of Director:	Signature o	f Director	
Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness LLP Member		/Company S	Secretary:	
Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness Address of LLP Member	Full name in	Full pame is	A CONTRACTOR OF THE PROPERTY O	
Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness Address of	block capitals:			
Use the following (as appropriate) where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness Address of	Director			reaTaq.24//mses.)
Where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness Address of			· -	
Where a borrower is a limited liability partnership: Executed as a deed by you acting by two designated members or by a designated member in the presence of a witness: Signature of Witness: Full name in block capitals: Witness Address of				
Full name in block capitals: Witness Address of LLP Member	where a borrower is	a limited liability pa		
Full name in block capitals: Witness Address of LLP Member	Executed as a deed by you acting by t witness:	wo designated members or by a design	nated member in the presence of a	· .
Full name in block capitals: Witness Address of LLP Member		wo designated members or by a design	nated member in the presence of a	
Address of LLP Member	Signature of Witness:	wo designated members or by a design	Management and Association is a second professional design of the Control of the	
Address of LLP Member	Signature of Witness:	wo designated members or by a design	Management and Association is a second professional design of the Control of the	•
Address of	Signature of Witness: Full name in block capitals:	wo designated members or by a design	Management and Association is a second professional design of the Control of the	• · · · · · · · · · · · · · · · · · · ·
	Signature of Witness: Full name in block capitals:	wo designated members or by a design	Management and Association is a second professional design of the Control of the	•
	Full name in block capitals: Witness	wo designated members or by a design	LLP Member	
	Signature of Witness: Full name in block capitals: Witness	wo designated members or by a design	LLP Member	
With the second	Signature of Witness: Full name in block capitals: Witness	wo designated members or by a design	LLP Member	
and the control of th	Signature of Witness: Full name in block capitals: Witness	wo designated members or by a design	LLP Member	