

M

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.

126232/13

395

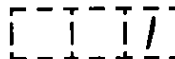
CHFP025

Pursuant to section 395 of the Companies Act 1985

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

For official use

Company number



4103211

Name of company

* Zuhlke Engineering Ltd. ("Company")

Date of creation of the charge

23 July 2009

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

Deed of Rental Deposit between West London & Suburban Property Investments Limited and Zuhlke Engineering Ltd. ("Deed")

Amount secured by the mortgage or charge

The aggregate at any time of:

1. All rent, interest value added tax or other similar tax replacing value added tax ("VAT") and other monies properly payable to or recoverable by the Landlord or in respect of which the Landlord is entitled to be indemnified by the Company under a lease dated 23 July 2009 and made between (1) the Landlord and (2) the Company ("Lease") and any documents supplemental to the Lease whether or not reserved by way of rent and whether or not formally demanded.

*see continuation sheet

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

West London & Suburban Property Investments Limited (company number 538148) ("Landlord"), 25 Savile Row, London

Postcode W1S 2ER

Presenter's name address and reference (if any):

Berwin Leighton Paisner LLP
Adelaide House
London Bridge
London
EC4R 9HA
GMCM/23586.00045

Time critical reference

For official Use (02/06)

Mortgage Section

Post room



AGYNJC7D

A38

07/08/2009

263

COMPANIES HOUSE

Short particulars of all the property mortgaged or charged

A fixed charge with full title guarantee of the Company's interest in the designated, interest-earning deposit account to be opened by the Landlord at a clearing bank in the name of the Company in which the Landlord shall place the initial deposit of £27,888 (the "Deposit Account") and the amount at any time standing to the credit of or accruing to the Deposit Account.

Note: The Company covenants that all sums from time to time in the Deposit Account are and will at all times be free from any charge or encumbrance save as mentioned in the Deed.

Please do not
write in
this margin

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

T
95

Particulars as to commission allowance or discount (note 3)

Signed Gerran Leighton Parnham LLP

Date 06/08/2019

On behalf of ~~XXXXXXXX~~ [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

* Zuhlke Engineering Ltd. ("Company")

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)

2. All proper costs, expenses, disbursements and VAT incurred by the Landlord in and incidental to making good any breach by the Company of the covenants on the Company's part contained in the Lease or the Deed.

3. All proper legal costs, expenses, disbursements and VAT (on a solicitor and own client basis) in obtaining and enforcing performance of the covenants on the part of the Company contained in the Lease or in obtaining possession of the premises demised by the Lease ("Premises") from the Company following judgment for forfeiture and an order for possession of the Premises.

4. All loss or damage suffered or incurred by the Landlord in relation to the Premises following the date of termination of the term of years demised by the Lease ("Term") by forfeiture or the date of disclaimer of the Lease including:
(a) sums equal to the rents, VAT and interest and other monies which would have been payable under the Lease if not so determined and whether or not demanded at their respective rates payable under the Lease immediately before such date; and
(b) sums equal to all other outgoings assessed on the Premises (including rates levied in respect of the Premises while they were unoccupied) together with interest on them at the rates payable under the Lease immediately before such date,
(in each case in respect of the period from such date until whichever is the earlier of the date the whole of the Premises are relet on the same or better rental terms than those applying in respect of the Lease immediately before such date and the date on which the Term would have been determined by effluxion of time).

Addendum 3/4

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

Addendum 4/4

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



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

**COMPANY NO. 4103211
CHARGE NO. 1**

**THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A RENT DEPOSIT DEED DATED 23
JULY 2009 AND CREATED BY ZUHLKE ENGINEERING LTD. FOR
SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE
COMPANY TO WEST LONDON & SUBURBAN PROPERTY
INVESTMENTS 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 7 AUGUST
2009**

GIVEN AT COMPANIES HOUSE, CARDIFF THE 14 AUGUST 2009



Companies House
— for the record —



**THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES**