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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)

For official use

Company number

[2] [1] [1]

04112629

Name of company

* NEW WINE INTERNATIONAL

Date of creation of the charge

18 OCTOBER 2006

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

LEGAL CHARGE

Amount secured by the mortgage or charge

ALL MONIES AND LIABILITIES WHICH SHALL FOR THE TIME BEING BE DUE, OWING OR
INCURRED TO BARCLAYS BANK PLC ("THE BANK") BY NEW WINE INTERNATIONAL ("THE
MORTGAGOR") SAVE THAT THE SECURITY HEREBY CONSTITUTED SHALL BE ENFORCEABLE
ONLY IN RESPECT OF THE LIABILITIES OF THE MORTGAGOR TO THE BANK UNDER THE
TERMS OF A FACILITY LETTER DATED 16 OCTOBER 2006, A COPY OF WHICH IS
ANNEXED HERETO.

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

BARCLAYS BANK PLC WHOSE REGISTERED ADDRESS IS 1 CHURCHILL PLACE, LONDON, E14
5HP AND WHOSE ADDRESS FOR CORRESPONDENCE IS UK BANKING SERVICE CENTRE PO
BOX 299 BIRMINGHAM

Postcode B1 3PF

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

Bates Wells & Braithwaite
2-6 Cannon St
London
EC4M 6YH

R6/1240638-7623926

Time critical reference

For official Use (06/2005)

Mortgage Section

Post room



A41
COMPANIES HOUSE

700
19/10/2006

Short particulars of all the property mortgaged or charged

FREEHOLD PROPERTY KNOWN AS GATEWAY HOUSE JOHN WILSON STREET WOOLWICH LONDON

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bold block
lettering

Particulars as to commission allowance or discount (note 3)

Signed

Bats Well & Goodmark

Date

18.10.06

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**

FILE COPY



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

COMPANY No. 04112629

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A LEGAL CHARGE DATED THE 18th OCTOBER 2006 AND CREATED BY NEW WINE INTERNATIONAL FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO BARCLAYS BANK PLC 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 19th OCTOBER 2006.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 25th OCTOBER 2006.



Companies House

— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES