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## Particulars of a mortgage or charge

# 395

A fee of £10 is payable to Companies House in respect of each register entry for a mortgage or charge.

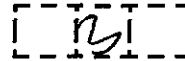


Pursuant to section 395 of the Companies Act 1985

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

For official use

Company number



4702170

Name of company

\* Ludgate 299 Limited ("the Company")

Date of creation of the charge

13 August 2003

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

Assignment of Rental Income ("The Assignment")

Amount secured by the mortgage or charge

Any and all sums (whether of principal interest fees or otherwise) due or to become due from the Company (or any person who is a party to any document creating evidencing or regulating the terms of any guarantee indemnity debenture mortgage charge pledge or other security ("Related Security Document")) now or from time to time hereafter held by the Society in respect of or in connection with the facility granted to the Company under the terms of a letter to the Company from the Society dated 29 July 2003 ("the Facility Letter") ("the Facility"), the Assignment or any Related Security Document or on any account whatsoever

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

Cheshire Building Society ("the Society")  
Castle Street Macclesfield Cheshire

Postcode SK11 6AF

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

Cobbetts  
Ship Canal House  
King Street  
Manchester  
M2 4WB

MCN/FMA/C203.596/Corp 949678

Time critical reference

For official Use  
Mortgage Section

Post room



Short particulars of all the property mortgaged or charged

1. All rights and interests of the Company in the rents ("the Rents") being the gross rents licence fees and other money receivable now or hereafter at any time in respect of every lease and tenancy (and agreement for lease and tenancy) in respect of the whole or any part of each and every property of the Company (including, without limitation, the leases listed below):

Lease dated 25 February 2003 made between The Church Commissioners for England (1) and Trillium (PRIME) Property GP Limited (2) at a current rent of £180,000 per year relating to Rufus House, 5-11 (odd) Castle Street and car park at Fisher Street, Carlisle, Cumbria

("the Leases"), including any increased rents which may be payable under the rent review provisions contained in the Leases and including the rent reserved by any one or more of the Leases

2. All rights and remedies of the Company arising out of or in connection with any failure by the tenants named in the Leases and the tenants' successors in title and assigns and any one or more of the tenants ("the Tenants") to pay the Rents (including the right to forfeit the Leases or any of them).

Please do not write in this margin

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

Particulars as to commission allowance or discount (note 3)

Nil

Signed

*Gibbe*

Date

20th August 2008

On behalf of [company] [mortgagee/chargee] Society

A fee of £10 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 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 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. 04702170

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT AN ASSIGNMENT OF RENTAL INCOME DATED THE 13th AUGUST 2003 AND CREATED BY LUDGATE 299 LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO CHESHIRE BUILDING SOCIETY 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 21st AUGUST 2003.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 27th AUGUST 2003.

*Ro*



*Companies House*

— for the record —



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES