

MG01

Particulars of a mortgage or charge



A fee is payable with this form

We will not accept this form unless you send the correct fee
Please see 'How to pay' on the last page

☒ **What this form is for**
You may use this form to register
particulars of a mortgage or charge
in England and Wales or Northern
Ireland

☐ **What this form is NOT for**
You cannot use this form to
particulars of a charge for a
company. To do this, please
form MG01s

SATURDAY



A16 *A18SUAT4* 12/05/2012 #104
COMPANIES HOUSE

1 Company details

Company number 0 5 5 8 8 8 4 2

Company name in full Money Debt and Credit Limited (the "Tenant")

5 For official use

→ **Filling in this form**
Please complete in typescript or in
bold black capitals

All fields are mandatory unless
specified or indicated by *

2 Date of creation of charge

Date of creation d 0 d 8 m 0 m 5 y 2 y 0 y 1 y 2

3 Description

Please give a description of the instrument (if any) creating or evidencing the
charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'

Description Rent Deposit Deed dated 8 May 2012 (the "Rent Deposit Deed")

4 Amount secured

Please give us details of the amount secured by the mortgage or charge

Amount secured The rents or other monies including interest
payable under the Lease or any costs, damages and
expenses incurred by or payable to the Landlord or
any losses suffered by the Landlord in consequence
of any failure by the Tenant to observe and perform
any of the Tenant's covenants or obligations and
the conditions contained in the Lease or this deed
or in consequence of the determination of the Lease
before the end of the Term otherwise than by
agreement (together, the "Liabilities")

Please see MG01 - Continuation Page

Continuation page
Please use a continuation page if
you need to enter more details

MG01**Particulars of a mortgage or charge****5 Mortgagee(s) or person(s) entitled to the charge (if any)**

Please give the name and address of the mortgagee(s) or person(s) entitled to the charge

Continuation page

Please use a continuation page if you need to enter more details

Name Anley Trustees Limited and (see below)

Address BNP House, Anley Street, St. Helier

Jersey

Postcode J E 2 3 Q E

Name Maison Anley Property Nominee Limited

Address (as above) (the "Landlord")

Postcode

6 Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged

Continuation page

Please use a continuation page if you need to enter more details

Short particulars

Security

By clause 4.2 of the Rent Deposit Deed, the Tenant charges with full title guarantee by way of fixed charge all its interest in the Account and the Deposit Fund as security for the payment or reimbursement (as the case may be) to the Landlord of the Liabilities

Negative Pledge

By clause 4.1 of the Rent Deposit Deed, the Tenant warrants to the Landlord that all sums from time to time in the Account are and will at all times be free of any Encumbrance other than referred to in clause 4 2 of the Rent Deposit Deed.

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Particulars as to commission, allowance or discount (if any)

Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his

- subscribing or agreeing to subscribe, whether absolutely or conditionally, or
- procuring or agreeing to procure subscriptions, whether absolute or conditional,

for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered

Commission, allowance or discount Nil

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Delivery of instrument

You must deliver the original instrument (if any) creating or evidencing the charge and these prescribed particulars to the Registrar of Companies within 21 days after the date of creation of the charge (section 860). If the property is situated and the charge was created outside the United Kingdom (UK), you must deliver the information to the Registrar within 21 days after the date on which the instrument could have been received in the UK in the normal course of post and assuming you had posted it promptly (section 870).

We will accept a verified copy of the instrument creating the charge where the property charged is situated and the charge was created outside the UK (section 866). The company or the person who has delivered the copy to the Registrar must verify it to be a correct copy and sign it. Where a body corporate gives the verification, an officer of that body must sign it. We will also accept a verified copy where section 867(2) applies (property situated in another part of UK).

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Signature

Please sign the form here

Signature

Signature

X Wedlake Bell LLP X

This form must be signed by a person with an interest in the registration of the charge

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Presenter information

You do not have to give any contact information, but if you do it will help Companies House if there is a query on the form and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record

Contact name **Lucy Phoenix**

Company name **Wedlake Bell LLP**

Address **52 Bedford Row**

Post town **London**

County/Region

Postcode

W	C	1	R		4	L	R
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Country **United Kingdom**

DX **166 London Chancery Lane**

Telephone **020 7395 3000**

Certificate

We will send your certificate to the presenter's address if given above or to the Company's Registered Office if you have left the presenter's information blank

Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☒ The company name and number match the information held on the public Register
- ☒ You have included the original deed with this form
- ☒ You have entered the date the charge was created
- ☒ You have supplied the description of the instrument
- ☒ You have given details of the amount secured by the mortgagee or chargee
- ☒ You have given details of the mortgagee(s) or person(s) entitled to the charge
- ☒ You have entered the short particulars of all the property mortgaged or charged
- ☒ You have signed the form
- ☒ You have enclosed the correct fee

Important information

Please note that all information on this form will appear on the public record

How to pay

A fee of £13 is payable to Companies House in respect of each mortgage or charge.

Make cheques or postal orders payable to 'Companies House'

Where to send

You may return this form to any Companies House address, however for expediency we advise you to return it to the appropriate address below:

For companies registered in England and Wales
The Registrar of Companies, Companies House,
Crown Way, Cardiff, Wales, CF14 3UZ
DX 33050 Cardiff

For companies registered in Scotland:
The Registrar of Companies, Companies House,
Fourth floor, Edinburgh Quay 2,
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF
DX ED235 Edinburgh 1
or LP - 4 Edinburgh 2 (Legal Post)

For companies registered in Northern Ireland:
The Registrar of Companies, Companies House,
Second Floor, The Linenhall, 32-38 Linenhall Street,
Belfast, Northern Ireland, BT2 8BG
DX 481 N R Belfast 1

Further information

For further information, please see the guidance notes on the website at www.companieshouse.gov.uk or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.companieshouse.gov.uk

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4	Amount secured	
	Please give us details of the amount secured by the mortgage or charge	
Amount secured	<p>Definitions:</p> <p>In this Form MG01 the following shall have their respective meanings:</p> <p>"Account" means an interest bearing, instant access deposit account with the Bank opened by the Landlord's Surveyors (reference Money Debt & Credit),</p> <p>"Bank" means the bank or building society at which the Account is from time to time held;</p> <p>"Deposit Fund" means the sum from time to time standing to the credit of the Account including any Interest which has not been paid to the Tenant held by the Landlord's Surveyors in accordance with the RICS money handling regulations in place from time to time,</p> <p>"Encumbrance" means any charge, security, interest or right, whether fixed or floating, conferring a priority of payment,</p> <p>"Interest" means any interest accruing to the Account,</p> <p>"Landlord's Surveyors" means Lambert Smith Hampton (reference Andrew Booth) or such other Chartered Surveyors appointed under Clause 7.3 of the Rent Deposit Deed who must at all times confirm to the Landlord and the Tenant that the Deposit Fund is protected by the compensation scheme operated by the RICS. If the said scheme ceases to exist or provide such benefit the Landlord must immediately arrange for solicitors to hold the Deposit Fund,</p> <p>"Lease" means the lease of the Premises dated 8 May 2012 and made between the Landlord (1) and the Tenant (2) and includes any document supplemental to such lease whether or not expressed to be so,</p> <p>"Premises" Second, Third and Fourth Floors of 45 Clarendon House, Watford, WD17 1SZ;</p> <p>"RICS" means the Royal Institution of Chartered Surveyors; and</p> <p>"Term" means the term granted by the Lease.</p>	

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Mortgagee(s) or person(s) entitled to the charge

Please give the name and address of the mortgagee(s) or person(s) entitled to the charge

Name as trustees of the Henderson UK Property Fund

Address c/o Henderson Global Investors Limited

201 Bishopsgate, London

Postcode E C 2 M 3 A E

Name

Address

Postcode

Name

Address

Postcode

Name

Address

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Name

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Postcode



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

Pursuant to section 869(5) & (6) of the Companies Act 2006

**COMPANY NO. 5588842
CHARGE NO. 5**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A RENT DEPOSIT DEED DATED 8
MAY 2012 AND CREATED BY MONEY DEBT AND CREDIT
LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME
DUE FROM THE COMPANY TO ANLEY TRUSTEES LIMITED
AND MAISON ANLEY PROPERTY NOMINEE LIMITED UNDER
THE TERMS OF THE AFOREMENTIONED INSTRUMENT
CREATING OR EVIDENCING THE CHARGE WAS REGISTERED
PURSUANT TO CHAPTER 1 PART 25 OF THE COMPANIES ACT
2006 ON THE 12 MAY 2012

GIVEN AT COMPANIES HOUSE, CARDIFF THE 17 MAY 2012

DP



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES