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

* insert full name
of Company

COMPANIES FORM No. 395

Particulars of a mortgage or charge

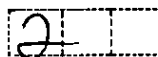
A fee of £13 is payable to Companies House in
respect of each register entry for a mortgage
or charge.

Pursuant to section 395 of the Companies Act 1985

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

For official use

Company number



5608888

Name of company

* The Makers Guild in Wales

Date of creation of the charge

7th July 2009 ✓

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

Legal Charge dated 7th June 2009 ("the Charge") made between The Makers Guild in Wales (1) ("the Company") and The Welsh Ministers (2) ("the Chargor")

Amount secured by the mortgage or charge

Until final redemption of or if earlier the expiry of 10 years from the date of the Charge all monies from
time to time due owing or incurred by the Company to the Chargor

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

The Welsh Ministers, Crown Buildings, Cathays Park, Cardiff

Postcode CF10 3NQ

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

Welsh Assembly Government
DX 149420 Cardiff 33
Ref: 5204091PE

Time critical reference

For official Use (02/01/09)
Mortgage Section

THURSDAY



A41

16/07/2009

COMPANIES HOUSE

360

702181/13

395

Short particulars of all the property mortgaged or charged

1. By way of a legal mortgage the land described in the Schedule below ("the Property") and including all additions thereto and all fixtures and fittings in the nature of fixtures now or hereafter in or about the Property and shall include any part or parts thereof

2. The Company agrees that during the subsistence of the Charge it will not without the prior written consent of the Chargee:

- a) sell, convey or transfer the Property
- b) grant, create or all to be granted or created any rights, easements or quasi-easements
- c) mortgage, charge, pledge, lien or otherwise encumber the Property which is capable of ranking in priority to or in pari passu with the Charge
- d) exercise or agree to exercise any powers of leasing and ancillary powers vested or conferred on mortgagors in possession by common law or by sections 99 and 100 Law of Property Act 1925
- e) create or agree a tenancy of the Property nor part with or share possession or occupation or agree to do so

The Schedule

All that piece or parcel of leasehold land known as the Makers Guild The Flourish Cardiff Bay Cardiff which is registered under title number CYM32232 together with the buildings erected thereon

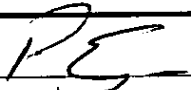
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Please complete legibly, preferably in black type, or bold block lettering

Particulars as to commission allowance or discount (note 3)

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Signed



Date

15/7/09

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 are to be made payable to **Companies House**.
- 6 The address of the Registrar of Companies is: Companies House, Crown Way, Cardiff CF14 3UZ



**CERTIFICATE OF THE REGISTRATION
OF A MORTGAGE OR CHARGE**

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

**COMPANY NO. 5608888
CHARGE NO. 2**

**THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A LEGAL CHARGE DATED 7 JULY
2009 AND CREATED BY THE MAKERS GUILD IN WALES FOR
SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE
COMPANY TO THE WELSH MINISTERS WAS REGISTERED
PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT
1985 ON THE 16 JULY 2009**

GIVEN AT COMPANIES HOUSE, CARDIFF THE 20 JULY 2009

[Handwritten signature]



Companies House
— for the record —



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