

# MG01

## Particulars of a mortgage or charge

1675841143  
IRIS Laserform

### 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 register  
particulars of a charge on a  
company. To do this, use  
form MG01s

TUESDAY



A05

\*A24YRA4H\*

26/03/2013

#49

COMPANIES HOUSE

ise

jk

1

### Company details

Company number

0 6 8 8 1 9 9 7

Company name in full

Orchard Care Homes com (6) Limited (the "Company")

2

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

d1 d8 m0 m3 y2 y0 y1 y3

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 relating to Penwortham Lodge Residential Care Home  
Martinfield Road Penwortham Preston PR1 9HL (the "Deed")

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### Amount secured

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

Amount secured

All sums payable to Halifax Pension Nominees  
Limited ("the Landlord") in the event of Default

[Please see MG01 continuation sheet ]

#### Continuation page

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

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## Particulars of a mortgage or charge

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### 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 Halifax Pension Nominees Limited

Address Trinity Road Halifax West Yorkshire

Postcode H X 1 2 R G

Name

Address

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

The Company with full title guarantee charges its interest in the Deposit Account and all money from time to time withdrawn from the Deposit Account in accordance with the Deed as continuing security for all sums payable to the Landlord in the event of Default

Whereas

"**Deposit Account**" means a separately designated interest earning deposit account opened or to be opened forthwith by the Landlord with a UK clearing bank and in which the Landlord will place the Initial Deposit or such other separately designated interest earning deposit account with a UK clearing bank from time to time maintained by the Landlord to hold the Deposit Balance,

"**Initial Deposit**" means THREE HUNDRED AND FIFTY FIVE THOUSAND FOUR HUNDRED AND NINETY POUNDS AND FORTY ONE PENCE (£355,490 41)

"**Deposit Balance**" means the amount from time to time standing to the credit of the Deposit Account

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## Particulars of a mortgage or charge

### 7 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

### 8 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).

### 9 Signature

Please sign the form here

Signature

Signature

X Forster LLP

X

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

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## Particulars of a mortgage or charge



### 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 Jennifer Corbett

Company name Forsters LLP

Address 31 Hill Street

London

Post town London

County/Region

Postcode W 1 J S L S

Country

DX 82988 Mayfair

Telephone 020 7863 8333



### 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](http://www.companieshouse.gov.uk) or email [enquiries@companieshouse.gov.uk](mailto: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](http://www.companieshouse.gov.uk)

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## Particulars of a mortgage or charge

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### Amount secured

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

Amount secured

**"Default"** means

- any failure by the Company to pay the whole or any part of the Lease Rents or
- any failure by the Company to observe and perform the tenant's covenants and obligations and the conditions contained in the Lease or
- any loss or expense incurred by the Landlord arising from the determination of the Lease before the end of the Term by forfeiture the disclaimer of any liquidator or trustee in bankruptcy of the estate of the Company or otherwise than by agreement

whether or not any formal demand has been made

**Whereas:**

**"Lease"** means a lease dated 11 October 2007 made between (1) Halifax Life Limited (2) Orchard Care Homes com Limited and (3) the Surety under its former name of L & P 171 Limited of premises known as Penwortham Lodge Residential Care Home Martinfield Road Penwortham PR1 9HL and includes any collateral or supplemental agreement,

**"Lease Rents"** means the rents and any other monies including VAT and interest payable by the lessee pursuant to the Lease,

**"Surety"** means Orchard Care Homes com Holdings Limited (Company Registration Number 06061481) whose registered office is at 2150 Century Way Thorpe Park Leeds LS15 8ZB, and

**"Term"** means the term of years granted by the Lease including any period of holding over extension or continuance thereof



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

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

**COMPANY NO. 6881997  
CHARGE NO. 2**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES  
HEREBY CERTIFIES THAT A RENT DEPOSIT DEED DATED 18  
MARCH 2013 AND CREATED BY ORCHARD CARE HOMES.COM  
(6) LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME  
DUE FROM THE COMPANY TO HALIFAX PENSION NOMINEES  
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 26 MARCH 2013

GIVEN AT COMPANIES HOUSE, CARDIFF THE 27 MARCH 2013



**Companies House**

DX



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