



Registration of a Charge

Company name: **MCCARTHY & STONE TOTAL CARE MANAGEMENT LIMITED**

Company number: **06897301**



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Received for Electronic Filing: **08/12/2016**

Details of Charge

Date of creation: **07/12/2016**

Charge code: **0689 7301 0004**

Persons entitled: **THE SECRETARY OF STATE FOR DEFENCE**

Brief description: **ALL THAT LAND AT RAF WEST RUISLIP IN THE LONDON BOROUGH OF HILLINGDON REGISTERED UNDER TITLE NUMBER AGL190038**

Authentication of Form

This form was authorised by: **a person with an interest in the registration of the charge.**

Authentication of Instrument

Certification statement: **I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **CLAIRE CROOKE**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 6897301

Charge code: 0689 7301 0004

The Registrar of Companies for England and Wales hereby certifies that a charge dated 7th December 2016 and created by MCCARTHY & STONE TOTAL CARE MANAGEMENT LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 8th December 2016 .

Given at Companies House, Cardiff on 9th December 2016

The above information was communicated by electronic means and authenticated by the Registrar of Companies under section 1115 of the Companies Act 2006



Companies House



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES

LEGAL CHARGE OF A
registered estate

LAND REGISTRY

CH1

This form should be accompanied by Form AP1 or Form FR1.

If you need more room than is provided for in a panel, use continuation sheet CS and attach to this form.

1. Title number(s) of the Property *Leave blank if not yet registered.*

2. Property

ALL THAT land at RAF West Ruislip in the London Borough of Hillingdon registered under title number AGL190038 which is comprised in the transfer dated 22 February 2008 and made between CALA Ventures Limited (1) and McCarthy & Stone (Developments) Limited (2) (a copy of which is annexed hereto)

3. Date

~~30 August 2016~~ 7 December 2016 *Arch*

4. Lender Give full name(s) and company's registered number, if any.

THE SECRETARY OF STATE FOR DEFENCE

5. Borrower for entry on the register Give full name(s) and company's registered number, if any. For Scottish companies use an SC prefix and for limited liability partnerships use an OC prefix before the registered number, if any. For foreign companies give territory in which incorporated.

McCarthy & Stone Total Care Management Limited (Company Number: 06897301)

6. The Borrower with (Delete as appropriate) full title guarantee charges the Property by way of legal mortgage as security for the payment of the sums detailed in panel 8

7. Place "X" in the appropriate box(es).

☒ The Borrower applies to enter the following restriction in the proprietorship register of the registered estate

"No disposition of the registered estate (other than a charge) by the proprietor of the registered estate or by the proprietor of any registered charge is to be registered without a written consent signed on behalf of The Secretary of State for Defence of Defence Estates Defence Infrastructure Organisation, Acquisitions and Disposals (London), 2nd Floor, Zone 1 (IDL 421), Ramillies Building, Marlborough Lines, Monxton Road, Andover SP11 8HJ by its conveyancer or any person authorised to authenticate the Corporate Seal of the Secretary of State for Defence"

8. Additional provisions Insert here details of the sums to be paid (amounts and dates), etc.

- i. The Charge referred to in Panel 6 is made pursuant to a deed of covenant of even date ("the Deed") made between (1) the Borrower (2) the Lender and (3) CALA Ventures Limited and the Borrower acknowledges that the Property is charged by way of legal mortgage as security for the repayment to the Lender of all moneys (including interest) covenanted to be paid to the Lender under the Deed and which may be owing from time to time by the Borrower to the Lender and in respect of which the Borrower has covenanted in the Deed that the Lender shall be paid on the occasion of any Trigger Event (as therein defined) in relation to the Property the additional moneys as therein mentioned and Overage in relation to Units (as therein defined) on the Property as therein mentioned
- ii. The Borrower HEREBY COVENANTS with the Lender to pay to the Lender all such moneys as the Lender shall be entitled to under the terms of the Deed
- iii. The statutory powers of sale and of appointing a Receiver in respect of the security hereby created shall be in favour of a purchaser as defined by and in Section 205 of the Law of Property Act 1925 be deemed to arise and be exercisable immediately upon the execution thereof
- iv. The Borrower shall not have any power to dispose of the Property without the consent in writing of the Lender (and for the purposes of this clause "dispose of" shall be construed in accordance with the Deed) subject

WB1-2212177

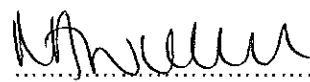
however to the covenants on the part of the Lender contained in the Deed

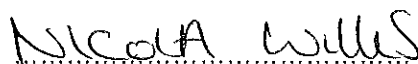
- v. For the avoidance of doubt this Charge shall not be discharged by any payment within the Clawback Period (as defined in the Deed) but shall continue to apply until the Clawback Period has expired and all moneys secured by this Charge have been paid provided that this Charge shall cease to apply to any part of the Property which is the subject of an Exempt Disposition (as defined in the Deed)

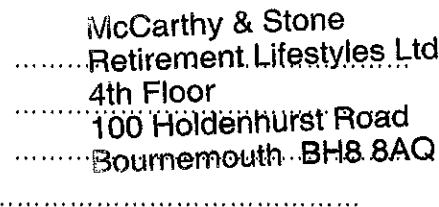
9. Execution *The Borrower must execute this charge as a deed using the space below. If there is more than one Borrower, all must execute. Forms of execution are given in Schedule 9 to the Land Registration Rules 2003. If a note of an obligation to make further advances has been applied for in panel 7 this document must be signed by the Lender or its conveyancer.*

SIGNED as a Deed by the said)
McCARTHY & STONE TOTAL CARE)
MANAGEMENT LIMITED acting by a)
Director in the presence of:)



.....
Director's signature

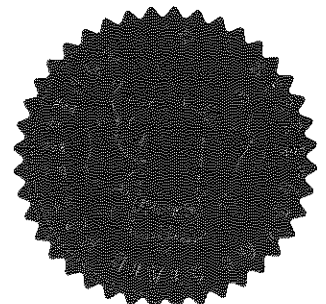
Signature of witness: 

Name: 

Address: 

THE CORPORATE SEAL of the
SECRETARY OF STATE FOR DEFENCE
hereunto affixed is
hereby authenticated by:-

) 
) Assistant Head, Environment
) + Planning Support, DIO.



Authorised by the Secretary of State

DEFENCE INFRASTRUCTURE ORGANISATION
KINGSTON ROAD
SUTTON COLDFIELD
WEST MIDLANDS
B75 7RL

