

MG01

Particulars of a mortgage or charge

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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 for a Scottish company. To do this, please use form MG01s

WEDNESDAY



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A09

11/08/2010

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COMPANIES HOUSE

1

Company details

Company number 07140941

Company name in full HEAREF EAGLE 2 LIMITED

Filing 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 06/08/2010

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

Standard Security over (First) the subjects known as Eastfield Industrial Estate, Glenrothes (Title No FFE318), and (Second) the Tenant's interest in various leases at Woodgate Way North and Woodgate Way South, Glenrothes (Title No FFE320)

4

Amount secured

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

Amount secured

Being all sums of money which now are or which may at any time or from time to time be or become due to the Finance Parties or any of them under the Finance Documents (as both terms are defined in the Facility Agreement dated 21st July 2010 for a £27,775,000 Term Loan Facility between HSBC European Active Real Estate Fund Trustee Limited, the Company and Nationwide Building Society as arranger, agent and security trustee) or in connection with any facility thereby granted and for which the Company is or may at any time or from time to time be or become liable or responsible to the Finance Parties or any of them under the Finance Documents in any manner or way or in any respect whatsoever whether certain or contingent, whether solely or jointly with any other person or persons and whether as principal debtor or cautioner or guarantor or surety including, in particular but without prejudice to the foregoing generality, sums of principal, interest including capitalised interest at such rates and upon such terms specified in the Facility Agreement, discounts, commissions, costs and expenses whether on or in connection with or arising out of any current or other account, order (see 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	NATIONWIDE BUILDING SOCIETY									
Address	NATIONWIDE HOUSE, PIPER'S WAY,									
	SWINDON									
Postcode	S	N	3	8		1	N	W		
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	<p>(First) ALL and WHOLE the subjects known as <u>Eastfield Industrial Estate, Glenrothes</u> registered in the Land Register of Scotland under title number FFE318</p> <p>(Second) ALL and WHOLE the tenant's interest in</p> <p>(Primo) the lease between Miller Investments Glenrothes Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 10 August 1983 as varied and/or amended by (1) Minute of Variation between Miller Investments Glenrothes Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 18 April 1986, (2) Minute of Variation of Lease between Miller Investments Glenrothes Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 7 June 1990, (3) Minute of Variation and Extension of Lease between Miller Investments Glenrothes Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989 (4) Minute of Variation of Lease between Miller Investments Glenrothes Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989, and (5) Assignment by Cmio Estates Limited to Ethel Austin Properties Holdings Limited registered in the Land Register of Scotland under title number FFE61485 on 13 May 2003 which lease as so varied and/or amended is registered in the Land Register of Scotland under Title Number FFE320 of the subjects at <u>Woodgate Way, Glenrothes</u>, being the subjects more particularly described in the said Lease and shown tinted pink on the Title Plan pertaining to the said Title Number FFE320 which subjects shown tinted pink are UNDER EXCEPTION OF the subjects more particularly described in the said Assignment by Cmio Estates Limited in favour of Ethel Austin Properties Holdings Limited registered as aforesaid being the subjects shown outlined and numbered 1 in green on the said Title Plan,</p> <p>(Secundo) the lease between Miller Investments Glenrothes Second Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 13 September 1985 as varied and/or amended by (1) Minute of Variation of Lease between Miller Investments Glenrothes Second Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 7 June 1990, (2) Minute of Variation and Extension of Lease between Miller Investments Glenrothes Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989, and (3) Minute of Variation of Lease between Miller Investments Glenrothes Second Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989 which lease as so varied and/or amended is registered in the Land Register of Scotland under Title Number FFE320 of the subjects at <u>Woodgate Way,</u></p>
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CHFP025

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MG01

Particulars of a mortgage or charge

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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

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 866).

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 870). 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).

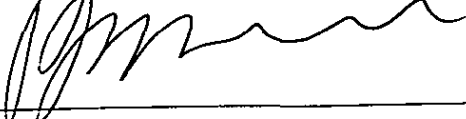
9

Signature

Please sign the form here

Signature

Signature

X  X

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

CHFP025

05/10 Version 4.0

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MG01

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 Paul Clark

Company name Burges Salmon LLP

Address One Glass Wharf

Bristol

Post town

County/Region Bristol

Postcode B S 2 0 Z X

Country BRISTOL

DX 7829 Bristol

Telephone +44 (0)117 939 2000



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 enquires@companieshouse.gov.uk

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

MG01 - continuation page

Particulars of a mortgage or charge

4

Amount secured

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

Amount secured

draft, bill, promisory note, letter of credit or guarantee in each case in connection with the Finance Documents or any one or more of such or otherwise however and including all expenses incurred by the Finance Parties or any of them in relation to this security and/or such advances, indebtedness and/or liabilities and that on a full indemnity basis when the same become due for payment or discharge whether by acceleration or otherwise

MG01 - continuation page

Particulars of a mortgage or charge

6

Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged

Short particulars

(Tertio) the lease between Miller Investments Glenrothes Third Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 13 September 1985 as varied and/or amended by Minute of Variation and Extension of Lease between Miller Investments Glenrothes Third Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989, and (2) Minute of Variation of Lease between Miller Investments Glenrothes Third Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989 which lease as so varied and/or amended is registered in the Land Register of Scotland under Title Number FFE320 of the subjects at Woodgate Way, Glenrothes, being the subjects more particularly described in the said Lease and shown tinted mauve on the Title Plan pertaining to the said Title Number FFE320, and

(Quarto) the lease between Miller Investment Glenrothes Fourth Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 13 September 1985 as varied and/or amended by (1) Minute of Variation and Extension of Lease between Miller Investments Glenrothes Limited and Glenrothes Developments Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989 and (2) Minute of Variation of Lease between Miller Investments Glenrothes Fourth Limited and Glenrothes Development Corporation recorded in the General Register of Sasines for the County of Fife on 22 December 1989 which lease as so varied and/or amended is registered in the Land register of Scotland under Title Number FFE320 of the subjects at Woodgate Way, Glenrothes being the subjects more particularly described in the said Lease and shown tinted brown on the Title Plan pertaining to the said Title Number FFE320

MG09

Certificate of registration of a charge comprising property situated in another UK jurisdiction



✓ **What this form is for**
You may use this form to give notice
of a certificate of registration of a
charge comprising property situated
in another UK jurisdiction

✗ **What this form is NOT for**
You cannot use this form as a
certificate of registration of a charge
for a company registered
in Scotland

For further information, please
refer to our guidance at
www.companieshouse.gov.uk

1

Company details

Company number 0 7 1 4 0 9 4 1

Company name in full HEAREF EAGLE 2 LIMITED

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 charge presented

Date of, and parties to,
the charge

It is hereby certified that the charge ①

Standard Security Over (First) Eastfield Industrial Estate, Glenrothes

Title No FFE318), and (Second) the Tenant's interest in the various

contracts
at Woodgate Way North and South, Glenrothes (Title No FFE320)

was presented for registration on

06 08 20 11

Jurisdiction

in ②

- ☒ Scotland
☐ England and Wales
☐ Northern Ireland

① As described on form MG01
'Particulars of a mortgage
or charge'

② Please tick as appropriate

3

Signature

Please sign the form here

Signature

Signature

✗  ✗

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

MG09

Certificate of registration of a charge comprising property situated in another UK jurisdiction



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. The contact information you give will be visible to searchers of the public record.

Contact name Paul Clark

Company name Burges Salmon LLP

Address One Glass Wharf

Post town

County/Region Bristol

Postcode B S 2 0 Z X

Country Bristol

DX 7829 Bristol

Telephone +44 (0)117 939 2000



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 shown the date of, and parties to, the charge in Section 2
- ☒ You have declared where the charge was presented for registration
- ☒ You have enclosed the form MG01 and a verified copy of the deed
- ☒ You have signed the form



Important information

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



Where to send

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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

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



FILE COPY

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

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

COMPANY NO. 7140941

CHARGE NO. 2

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A STANDARD SECURITY WHICH
WAS PRESENTED FOR REGISTRATION IN SCOTLAND ON 6
AUGUST 2010 AND CREATED BY HEAREF EAGLE 2 LIMITED
FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM
THE COMPANY TO THE FINANCE PARTIES OR ANY OF THEM
ON ANY ACCOUNT WHATSOEVER 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 11 AUGUST
2010

GIVEN AT COMPANIES HOUSE, CARDIFF THE 17 AUGUST 2010

DY



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES