



Registration of a Charge

Company Name: **SCOTINVEST LIMITED**

Company Number: **07653321**



Received for filing in Electronic Format on the: **08/02/2024**

XCWFB2SB

Details of Charge

Date of creation: **05/02/2024**

Charge code: **0765 3321 0014**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **7 BALMORAL AVENUE WHITEFIELD MANCHESTER M45 6AY 18 BURY
NEW ROAD WHITEFIELD MANCHESTER M45 7FJ**

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: **RUSSELL & RUSSELL**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 7653321

Charge code: 0765 3321 0014

The Registrar of Companies for England and Wales hereby certifies that a charge dated 5th February 2024 and created by SCOTINVEST LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 8th February 2024 .

Given at Companies House, Cardiff on 13th February 2024

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**

MORTGAGE DEED

Date	5 th February 2024.		
The Bank	Aldermore Bank PLC (registered number: 947662) whose registered office is Apex Plaza, Forbury Road, Reading, RG1 1AX (and its transferees as described in the Mortgage Conditions)		
Mortgage Conditions	The Aldermore Bank PLC Residential Mortgage Conditions 2020		
You, the borrower (insert full name(s))	SCOTINVEST LIMITED		
Registered Number (if applicable)	07653321		
Registered Address or address	1st Floor, 47 Bury New Road, Prestwich, Manchester, M25 9JY, United Kingdom		
Property (insert full address)	7 Balmoral Avenue, Whitefield, Manchester, M45 6AY, United Kingdom 18 Bury New Road, Whitefield, Manchester, M45 7FJ, United Kingdom		
Title Number	LA95425 and LA337874		
<ol style="list-style-type: none"> 1. This Mortgage Deed incorporates the Mortgage Conditions, a copy of which has been received by You. 2. You as legal and beneficial owner, with full title guarantee and as continuing security for the Secured Amounts (as that term is defined in the Mortgage Conditions), hereby charges the Property by way of first legal mortgage in favour of the Bank as security for the payment and discharge of the Secured Amounts. 3. This Mortgage Deed secures additional borrowing but the Bank is not obliged to make additional borrowing. 4. You agree to pay the Secured Amounts (as that term is defined in the Mortgage Conditions) in accordance with the terms of the Mortgage Conditions and otherwise to comply with the Mortgage Conditions. 5. You hereby apply to the Registrar to enter the following restriction against the title(s) above referred to: "No disposition of the registered estate by the proprietor of the registered estate or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction is to be registered without a written consent signed by the proprietor for the time being of the mortgage deed dated (this charge) in favour of Aldermore Bank PLC referred to in the Charges Register". 			
Executed as a Deed by You acting by:			
Director signature: 		Director/Secretary signature:	
Director full name: (in block capitals) N. YOUNGER		Director/Secretary full name: (in block capitals)	
In the presence of:			
Witness signature: 		Witness address: 25 Trentham Leasns M6 6QN Salford	
Witness full name: (in block capitals) JOANNA SPLAWSKA			
Executed as a Deed by You:			
Full name: (in block capitals)			
Witness signature:		Witness address:	
Witness full name: (in block capitals)			

Form of Mortgage Deed filed at HM Land Registry under reference MD1226V.