



Registration of a Charge

Company Name: **KINGSGATE HOMES LIMITED**

Company Number: **08691728**



XBCYLL8G

Received for filing in Electronic Format on the: **20/09/2022**

Details of Charge

Date of creation: **16/09/2022**

Charge code: **0869 1728 0008**

Persons entitled: **ALDERMORE BANK PLC.**

Brief description: **1A DOWNS AVENUE, WHITSTABLE, KENT, CT5 1RS AND 1B DOWNS AVENUE, WHITSTABLE, KENT, CT5 1RS**

Contains fixed charge(s).

Contains negative pledge.

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: **BLACKS SOLICITORS LLP**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 8691728

Charge code: 0869 1728 0008

The Registrar of Companies for England and Wales hereby certifies that a charge dated 16th September 2022 and created by KINGSGATE HOMES LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 20th September 2022 .

Given at Companies House, Cardiff on 21st September 2022

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


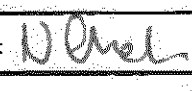
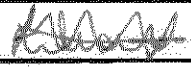
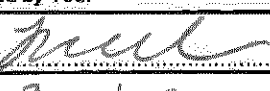

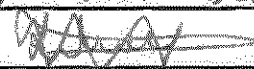


Companies House



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

MORTGAGE DEED (Commercial)
Corporate Chargers

MORTGAGE DEED	
Date 16 September 2022	
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 Commercial Mortgage Conditions 2020
The Chorgor (insert full name(s))	Kingsgate Homes Limited
Registered Number (if applicable):	08691728
Registered Address or address:	Canterbury Innovation Centre, University Road, Canterbury, Kent, England, CT2 7FG
Property (insert full address)	1A Downs Avenue, Whitstable, Kent CT5 1RS & 1B Downs Avenue, Whitstable, Kent CT5 1RS
Title Number:	K363376
<p>1. This Mortgage Deed incorporates the Mortgage Conditions, a copy of which has been received by the Chorgor.</p> <p>2. The Chorgor 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.</p> <p>3. This Mortgage Deed secures additional borrowing but the Bank is not obliged to make additional borrowing.</p> <p>4. The Chorgor agrees 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.</p> <p>5. The Chorgor hereby applies 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".</p>	
Executed as a Deed by the Chorgor acting by:	
Director signature: 	Director/Secretary signature: 
Director full name: (in block capitals) JOHN CHUDLEIGH	Director/Secretary full name: (in block capitals) NATASHA CHUDLEIGH
In the presence of:	
Witness signature: 	Witness address: 8 SALISBURY RD
Witness full name: (in block capitals) LILIANA DEVEESA-BIESTRA	WHITSTABLE CT5 4JF
Executed as a Deed by You:	
	
Full name: (in block capitals) JOHN CHUDLEIGH	NATASHA CHUDLEIGH
Witness signature: 	Witness address: 8 SALISBURY RD
Witness full name: (in block capitals) LILIANA DEVEESA-BIESTRA	WHITSTABLE CT5 4JF
Form of Mortgage Deed filed at HM Land Registry under reference MD1226W.	

Aldermore Bank PLC is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority (Financial Services Register number: 204503). Registered Office: Apex Plaza, Forbury Road, Reading, RG1 1AX. Registered in England. Company No. 947662. Invoice Finance, Commercial Mortgages, Property Development, Buy-To-Let Mortgages and Asset Finance lending to limited companies are not regulated by the Financial Conduct Authority or Prudential Regulation Authority. Asset Finance lending where an exemption within the Financial Services and Markets Act 2000 (Regulated Activities) Order 2001 applies, is exempt from regulation by the Financial Conduct Authority or Prudential Regulation Authority.