



Registration of a Charge

Company Name: **HEMAS PROPERTY INVESTMENT LTD**

Company Number: **11409160**



XCFK62NS

Received for filing in Electronic Format on the: **04/11/2023**

Details of Charge

Date of creation: **26/10/2023**

Charge code: **1140 9160 0003**

Persons entitled: **NOTTINGHAM BUILDING SOCIETY**

Brief description: **41 GORSEWAY, ROMFORD, RM7 0RP**

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: **MANESHA FERNANDO**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 11409160

Charge code: 1140 9160 0003

The Registrar of Companies for England and Wales hereby certifies that a charge dated 26th October 2023 and created by HEMAS PROPERTY INVESTMENT LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 4th November 2023 .

Given at Companies House, Cardiff on 6th November 2023

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

(for a Company)



The
Nottingham

Account Number:	3314820307	Date:	26th October 2023
Society:	Nottingham Building Society Nottingham House 3 Fulforth Street Nottingham NG1 3DL		
Mortgage Conditions:	Nottingham Building Society Commercial Mortgage Conditions 2019 (version 1)		
Borrower:	HEMAS PROPERTY INVESTMENT LTD (Co. No. 11409160)		
Property:	41 GORSEWAY Romford		
Post Code	RM7 0RP	Title No.	NGL187588
<p>1. The Borrower with full title guarantee charges to the Society:</p> <p>(a) by way of legal mortgage the Property and all of the Borrower's respective interests in the Property and its proceeds of sale; and</p> <p>(b) by way of fixed charge the equipment and goods owned by the Borrower at the Property (if any) and all other fixtures, fittings, plant and machinery which may from time to time be erected on or affixed to the Property, for the payment of all moneys payable by the Borrower to the Society.</p>			
<p>2. This Mortgage Deed incorporates the Mortgage Conditions (a copy of which has been received by the Borrower). The Borrower covenants with the Society to perform and fulfil all its obligations set out in, and to be bound by, the Mortgage Conditions.</p>			
<p>3. This Mortgage Deed secures further advances but does not oblige the Society to make further advances.</p>			
<p>4. The Borrower applies to the Chief Land Registrar to enter on the register the following restriction:</p> <p>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 charge dated [26/10/2023] in favour of Nottingham Building Society referred to in the charges register.</p>			

Executed as a deed by

Hemas Property Investment Ltd

acting by two directors or by a director and its secretary

Director

Director/Secretary

OR

Executed as a deed by

Hemas Property Investment Ltd

acting by a director

Director

in the presence of

Signature of Witness

Name of Witness

Address of Witness

Occupation of Witness

Parvin Anwar
PARVIN ANWAR
METROLAW SOLICITORS
92 GOODMAYES ROAD
GOODMAYES, ESSEX
IG3 9UU
LEGAL SECRETARY