



Registration of a Charge

Company name: **FLIPS PROPERTY INVESTMENTS LIMITED**

Company number: **11539136**



X9JLFC48

Received for Electronic Filing: **10/12/2020**

Details of Charge

Date of creation: **09/12/2020**

Charge code: **1153 9136 0001**

Persons entitled: **WEST ONE SECURED LOANS LIMITED**

Brief description: **3 MELFORT AVENUE, THORNTON HEATH, CR7 7RH, REGISTERED AT THE LAND REGISTRY WITH TITLE NUMBER SGL573193. FOR MORE DETAILS, PLEASE REFER TO THE INSTRUMENT.**

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: **DEBBI DOUGLAS**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 11539136

Charge code: 1153 9136 0001

The Registrar of Companies for England and Wales hereby certifies that a charge dated 9th December 2020 and created by FLIPS PROPERTY INVESTMENTS LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 10th December 2020 .

Given at Companies House, Cardiff on 11th December 2020

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

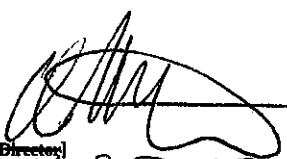


MORTGAGE DEED

Date	9 DECEMBER 2020
The Lender	West One Secured Loans Limited of 3rd Floor, Premiere House, Elstree Way, Borehamwood, Hertfordshire, WD6 1JH (and its successors, transferees and assigns)
Mortgage Conditions	The West One Secured Loans Mortgage Conditions 2018
Your Name(s)	Flips Property Investments Limited
Your Registered Number	11539136
Your Registered Office	26 Streatham High Road, London, SW16 1DB
Property	3 Melfort Avenue, Thornton Heath, Surrey, CR7 7RH
Title Number	SGL573193


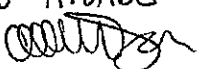
1. This Charge incorporates the Mortgage Conditions. You acknowledge you have received these.
2. You charge the Property and any interest you have in it by way of legal mortgage with full title guarantee in favour of the Lender as a continuing security for the payment and discharge of the secured liabilities (as defined in the Mortgage Conditions).
3. This Charge secures additional borrowing but the Lender is not obliged to agree to any additional borrowing.
4. You agree to pay the secured liabilities in accordance with their terms and 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 is to be registered without a written consent signed by the proprietor for the time being of the charge dated (this charge) in favour of West One Secured Loans Limited referred to in the Charges Register".

Executed as a deed by Flips Property Investments Limited acting by [a director and its secretary][two directors]:

Signature:	
Director:	
Signature:	
[Secretary][Director]	KASPER AKIN

and

Executed as a deed by Flips Property Investments Limited acting by a director in the presence of:

Signature:	
Director:	OMO AYODE
Signature of Witness:	
Name (in BLOCK CAPITALS)	Ochea Ikpa
Address	Langtons, Bishops Walk, Croydon CR0 5BA

Form of Mortgage Deed filed at HM Land Registry under reference MD1490E

WEST ONE SECURED LOANS LIMITED
3RD FLOOR, PREMIERE HOUSE
ELSTREE WAY, BOREHAMWOOD
HERTFORDSHIRE, WD6 1JH

T. 0333 1234 556
E. INFO@WESTONELOANS.CO.UK
W. WWW.WESTONELOANS.CO.UK

WEST ONE SECURED LOANS LTD IS AUTHORISED AND REGULATED BY THE FINANCIAL CONDUCT AUTHORITY. FIRM REFERENCE NUMBER: 776026. CERTAIN TYPES OF LOANS ARE NOT REGULATED, FOR EXAMPLE LOANS FOR BUSINESS PURPOSES OR CERTAIN BUY-TO-LETS. WEST ONE SECURED LOANS LTD IS REGISTERED WITH THE INFORMATION COMMISSIONERS OFFICE. REGISTRATION NUMBER: ZA216645. WEST ONE SECURED LOANS LTD IS REGISTERED IN ENGLAND AND WALES. COMPANY NUMBER: 09425210.

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