



**Registration of a Charge**

Company name: **GURU PROPERTIES LIMITED**

Company number: **11616733**



X9XN4X4P

Received for Electronic Filing: **04/02/2021**

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**Details of Charge**

Date of creation: **22/01/2021**

Charge code: **1161 6733 0004**

Persons entitled: **CYNERGY BANK LIMITED**

Brief description: **BY WAY OF LEGAL MORTGAGE THE FREEHOLD LAND BEING THE  
WHITE HART INN, 58 FORE STREET, NORTH TAWTON, OKEHAMPTON  
EX20 2DT (TITLE NUMBER DN345466)**

**Contains fixed charge(s).**

**Contains negative pledge.**

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**Authentication of Form**

This form was authorised by: **a person with an interest in the registration of the charge.**

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**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: **PENNINGTONS MANCHES COOPER LLP**



## **CERTIFICATE OF THE REGISTRATION OF A CHARGE**

Company number: 11616733

Charge code: 1161 6733 0004

The Registrar of Companies for England and Wales hereby certifies that a charge dated 22nd January 2021 and created by GURU PROPERTIES LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 4th February 2021 .

Given at Companies House, Cardiff on 5th February 2021

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

## LEGAL CHARGE

Date	22 January 2021
The Mortgagee ("we/or/us")	<b>Cynergy Bank Limited (Company Registration Number 04728421), of 27-31 Charlotte Street, London W1T 1RP</b>
The Chargor ("you/your") (Name(s) and Address(es))	<b>Guru Properties Limited</b> , registered with company number 11616733, whose registered office is at 52 Cedar Drive, Pinner, Middlesex HA5 4DE
The Borrower (Name(s) and Address(es))	As above.
The Property	The Freehold land being The White Hart Inn, 58 Fore Street, North Tawton, Okehampton EX20 2DT
Title number(s) (if applicable)	DN345466

1. You charge the Property to us by way of legal mortgage and the other Charged Assets as defined in the Mortgage Conditions (defined below) to us in accordance with Condition 3 of the Mortgage Conditions as continuing security for the Liabilities (as defined in the Mortgage Conditions).
2. Our All Monies Legal Charge (Mortgage Conditions December 2018) (the "Mortgage Conditions") form part of this legal charge and should be read as if they were set out in full in this Legal Charge. You confirm that you have read and understood the Mortgage Conditions.
3. You and we apply to the Chief Land Registrar for the following restriction to be entered on the title or titles:

*"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 22 January 2021 in favour of Cynergy Bank Limited referred to in the charges register."*

Form of charge filed at HM Land Registry under reference MD1353K

**Warning:** If you sign this Legal Charge you will be legally bound by its terms. If more than one person is named above as Chargor or Borrower you will each be responsible for the

others' debts or commitments as well as your own.

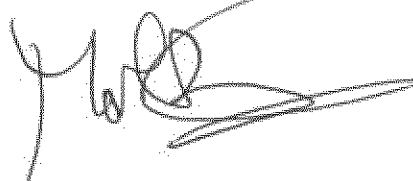
**EXECUTION PAGE**

**LEGAL CHARGE**

**Executed as a Deed by** )

**GURU PROPERTIES LIMITED** )

**acting by a director in the presence of:** )



sign here:

**Director**

print name: MARTIN BAYNTON

**Witness signature:**

Witness sign here: R McInnell

**Witness name:**

print name: Richard McInnell

**Witness address:**

insert address here: Lewis Nedas Law  
24 Camden High Street,  
London NW1 0JH

**Witness occupation:**

insert occupation here: Solicitor