



**Registration of a Charge**

Company Name: **RAAM LIMITED**

Company Number: **12994762**



Received for filing in Electronic Format on the: **22/12/2022**

XBJEY1H7

**Details of Charge**

Date of creation: **15/12/2022**

Charge code: **1299 4762 0005**

Persons entitled: **CYNERGY BANK LIMITED (04728421)**

Brief description: **ALL RIGHTS, TITLE, INTEREST AND BENEFIT IN THE PROPERTY BEING 145A HEDGE LANE, LONDON N13 5BY AS REGISTERED AT THE LAND REGISTRY WITH TITLE NUMBERS TO BE ALLOCATED ALL OTHER INTERESTS AND ESTATES IN FREEHOLD, LEASEHOLD AND COMMONHOLD PROPERTY TOGETHER WITH ALL BUILDINGS AND FIXTURES (INCLUDING TRADE FIXTURES) AND FIXED PLANT AND MACHINERY AT ANY TIME THEREON. ALL RIGHTS AND CLAIMS AGAINST ALL LESSEES, SUB-LESSEES, LICENSEES OR OCCUPIERS OF THE PROPERTY AND ALL GUARANTORS AND SURETIES FOR THE OBLIGATIONS OF ANY SUCH PERSON OR OTHER THIRD PARTIES IN RELATION TO THE PROPERTY NOW OR IN THE FUTURE EXISTING AND CAPABLE OF BEING SATISFIED BY THE PAYMENT OF MONEY; AND ALL PLANT AND MACHINERY, FITTINGS, EQUIPMENT, IMPLEMENTS, UTENSILS, FURNITURE, FURNISHINGS, CHATTELS AND/OR OTHER EQUIPMENT FROM TIME TO TIME ON THE PROPERTY AND ANY PLANT, MACHINERY, IMPLEMENTS, FITTINGS, EQUIPMENT IN WHICH THE COMPANY IS LEGALLY, BENEFICIALLY OR OTHERWISE INTERESTED AND THE FULL BENEFIT OF ALL WARRANTIES AND MAINTENANCE CONTRACTS FOR ANY OF THE SAME AND THE COMPANIES RIGHTS UNDER ANY LEASE, HIRE, HIRE PURCHASE OR CONDITIONAL SALE AGREEMENT AND ANY REFUNDS OF PAYMENTS AND OTHER CAPITAL SUMS DUE TO THE COMPANY UNDER THE SAME**

**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 SAVE FOR MATERIAL REDACTED PURSUANT TO S.859G OF THE COMPANIES ACT 2006 THE ELECTRONIC COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **BETH TOMLINSON TLT**



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

Company number: 12994762

Charge code: 1299 4762 0005

The Registrar of Companies for England and Wales hereby certifies that a charge dated 15th December 2022 and created by RAAM LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 22nd December 2022 .

Given at Companies House, Cardiff on 30th December 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**

## Legal Charge

Date	15 December 2022
The Mortgagee ("we/our/us")	Cynergy Bank Limited (Company Registration Number 04728421), of 27-31 Charlotte Street, London, W1T 1RP.
The Chargor ("you/your") (Name(s) and Address(es))	Raam Limited (Company Registration Number 12994762) of 5 Braemore Court, Cockfosters Road, Barnet, England, EN4 0AE
The Borrower (Name(s) and Address(es))	Raam Limited (Company Registration Number 12994762) of 5 Braemore Court, Cockfosters Road, Barnet, England, EN4 0AE
The Property	145a Hedge Lane, London N13 5BY
Title number(s) (if applicable)	To be allocated

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 15 December 2022 in favour of Cynergy Bank Limited referred to in the charges register."*

15 December 2022

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**

SIGNED as a DEED )  
by ) .....  
in the presence of: )  
 ) Print name: .....

Signature of witness .....  
Print name (in BLOCK  
CAPITALS): .....  
Address: .....  
.....  
.....  
.....  
Occupation: .....

SIGNED as a DEED )  
by ) .....  
in the presence of: )  
 ) Print name: .....

Signature of witness .....  
Print name (in BLOCK  
CAPITALS): .....  
Address: .....  
.....  
.....  
.....  
Occupation: .....

SIGNED as a DEED )  
by ) .....  
in the presence of: )  
 ) Print name: .....

Signature of witness .....

Print name (in BLOCK  
CAPITALS): .....

Address: .....  
.....  
.....  
.....

Occupation: .....

SIGNED as a DEED )  
by ) .....  
in the presence of: )  
 ) Print name: .....

Signature of witness .....

Print name (in BLOCK  
CAPITALS): .....

Address: .....  
.....  
.....  
.....

Occupation: .....

**OR**

EXECUTED as a DEED

by Raam Limited

Director

acting by a director in the presence of:

Print name:

PRATIMA RAMBOJUN.

Signature of witness

Print name (in BLOCK  
CAPITALS):

NANCY ROBERTS

Address:

17  
CONSTABLE HOUSE  
EN1 1XX

Occupation:

CAREER

**OR**

EXECUTED as a DEED

by

[Member/duly authorised by [name of  
corporate member] to sign on its behalf  
as a Member]

acting by a member in the presence  
of:

Print name:

Signature of witness

Print name (in BLOCK  
CAPITALS):

Address:

Occupation:

**OR**

SIGNED as a DEED )  
by ) .....  
 ) [General] partner /duly authorised by  
acting by its [general] partner in the ) [name of partnership] to sign on its  
presence of: ) behalf as a [General] partner  
Print name: .....

Signature of witness .....

Print name (in BLOCK  
CAPITALS): .....

Address: .....  
.....  
.....  
.....

Occupation: .....