

MR01

Particulars of a charge



Companies House

008661/23

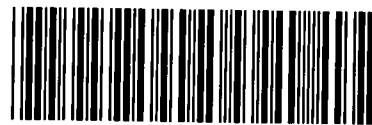


Go online to file this information
www.gov.uk/companieshouse

A fee is payable with this form
Please see 'How to pay' on the last page.

☒ **What this form is for**
You may use this form to register
a charge created or evidenced by
an instrument.

☐ **What this form is for**
You may not use this form to
register a charge which is not
instrument. Use form MR02.



ABE5316Q

A09

07/10/2022

#193

COMPANIES HOUSE

This form **must be delivered to the Registrar for registration**
21 days beginning with the day after the date of creation of the charge.
If the form is delivered outside of the 21 days it will be rejected unless it is accompanied by a
court order extending the time for delivery.



You **must** enclose a certified copy of the instrument with this form. This will be
scanned and placed on the public record. **Do not send the original.**

1

Company details

Company number 1 4 0 6 6 4 4 2

Company name in full Beckford Properties Ltd

For official use

→ Filling in this form

Please complete in typescript or in
bold black capitals.

All fields are mandatory unless
specified or indicated by *

2

Charge creation date

Charge creation date 0 6 1 0 2 0 2 2

3

Names of persons, security agents or trustees entitled to the charge

Please show the names of each of the persons, security agents or trustees
entitled to the charge.

Name Charter Court Financial Services Limited of 2 Charter Court,
Broadlands, Wolverhampton, WV10 6TD, Company no - 06749498

Name

Name

Name

If there are more than four names, please supply any four of these names then
tick the statement below.

☐ I confirm that there are more than four persons, security agents or
trustees entitled to the charge.

MR01

Particulars of a charge

4	Brief description	
	Please give a short description of any land, ship, aircraft or intellectual property registered or required to be registered in the UK subject to a charge (which is not a floating charge) or fixed security included in the instrument.	Please submit only a short description. If there are a number of plots of land, aircraft and/or ships, you should simply describe some of them in the text field and add a statement along the lines of, "for more details please refer to the instrument".
Brief description	Residential Property - 54 Richmond Terrace, Carmarthen, Carmarthenshire, SA31 1HQ	Please limit the description to the available space.
5	Other charge or fixed security	
	Does the instrument include a charge (which is not a floating charge) or fixed security over any tangible or intangible or (in Scotland) corporeal or incorporeal property not described above? Please tick the appropriate box. <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
6	Floating charge	
	Is the instrument expressed to contain a floating charge? Please tick the appropriate box. <input type="checkbox"/> Yes Continue <input checked="" type="checkbox"/> No Go to Section 7 Is the floating charge expressed to cover all the property and undertaking of the company? <input type="checkbox"/> Yes	
7	Negative Pledge	
	Do any of the terms of the charge prohibit or restrict the company from creating further security that will rank equally with or ahead of the charge? Please tick the appropriate box. <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
8	Trustee statement ^①	
	You may tick the box if the company named in Section 1 is acting as trustee of the property or undertaking which is the subject of the charge. <input type="checkbox"/>	^① This statement may be filed after the registration of the charge (use form MR06).
9	Signature	
Signature	Please sign the form here. Signature <i>BECKFORD PROPERTIES LTD</i> X <i>[Signature]</i> X RACHEL LESLEY THOMAS - DIRECTOR JUSTIN OWEN THOMAS This form must be signed by a person with an interest in the charge. <i>DIRECTOR</i>	

MR01

Particulars of a charge



Presenter information

You do not have to give any contact information, but if you do, it will help Companies House if there is a query on the form. The contact information you give will be visible to searchers of the public record.

Contact name	James Powell
Company name	Ungoed-Thomas & King
Address	The Quay
Post town	Carmarthen
County/Region	Carmarthenshire
Postcode	S A 3 1 3 L N
Country	United Kingdom
DX	
Telephone	01267 239194



Certificate

We will send your certificate to the presenter's address if given above or to the company's Registered Office if you have left the presenter's information blank.



Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☐ The company name and number match the information held on the public Register.
- ☐ You have included a certified copy of the instrument with this form.
- ☐ You have entered the date on which the charge was created.
- ☐ You have shown the names of persons entitled to the charge.
- ☐ You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8.
- ☐ You have given a description in Section 4, if appropriate.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.
- ☐ Please do not send the original instrument; it must be a certified copy.



Important information

Please note that all information on this form will appear on the public record.



How to pay

A fee of £23 is payable to Companies House in respect of each mortgage or charge filed on paper.

Make cheques or postal orders payable to 'Companies House.'



Where to send

You may return this form to any Companies House address. However, for expediency, we advise you to return it to the appropriate address below:

For companies registered in England and Wales:
The Registrar of Companies, Companies House,
Crown Way, Cardiff, Wales, CF14 3UZ.
DX 33050 Cardiff.

For companies registered in Scotland:
The Registrar of Companies, Companies House,
Fourth floor, Edinburgh Quay 2,
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF.
DX ED235 Edinburgh 1
or LP - 4 Edinburgh 2 (Legal Post).

For companies registered in Northern Ireland:
The Registrar of Companies, Companies House,
Second Floor, The Linenhall, 32-38 Linenhall Street,
Belfast, Northern Ireland, BT2 8BG.
DX 481 N.R. Belfast 1.



Further information

For further information, please see the guidance notes on the website at www.gov.uk/companieshouse or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.gov.uk/companieshouse

Mortgage deed

The Lender: Charter Court Financial Services Limited (Incorporated in England and Wales with company number 06749498 and having its registered office at 2 Charter Court, Broadlands, Wolverhampton, WV10 6TD and trading as Precise Mortgages) together with its transferees, successors and assigns (including any legal or equitable assignee of the mortgage, whether by way of absolute assignment or by way of security only) and including those deriving title under it or them.

This Mortgage Deed is made on the Date between the Borrower and the Lender. All capitalised terms have the meaning given to them in the Conditions, unless otherwise defined.

Date: 6 th October 2022	Application reference number: M2000304621
The Borrower(s): Beckford Properties Ltd (‘you’, ‘your’)	
Company Number (if applicable):	
The Conditions: Precise Mortgages General Mortgage Conditions 2018 England & Wales	
The Property: 54 Richmond Terrace, Carmarthen, SA31 1HQ, United Kingdom	
Title number: CYM533238	

1. This Mortgage Deed incorporates the Conditions, the terms of the Mortgage Offer and the Tariff of Mortgage Charges and the Borrower acknowledges receipt of such documents. The Borrower agrees to be bound by the Conditions, the terms of the Mortgage Offer and the Tariff of Mortgage Charges.
2. The Borrower charges the Property with full title guarantee by way of legal mortgage as continuing security for the Amount Owed and All Other Debt.
3. This Mortgage is made for securing Additional Borrowing and re-advances.
4. The Borrower and the Lender apply to the Chief Land Registrar for the registration against the registered title of a restriction in the following form: "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 06/10/22... In favour of Charter Court Financial Services Limited referred to in the charges register."

FOR USE BY INDIVIDUAL BORROWERS

Signed and delivered as a deed in the presence of witnesses:	
Your signatures	Signature, name and address of each witness (the signature of each borrower must be witnessed separately)
Your signature:	Witness' signature:
Full name:	Name: (IN BLOCK CAPITALS) Address:
Your signature:	Witness' signature:
Full name:	Name: (IN BLOCK CAPITALS) Address:

FOR USE BY LIMITED COMPANY BORROWERS

Executed as a deed by affixing the Common Seal of:	
(Borrower)	Affix Company Seal
In the presence of:	In the presence of:
Signature of Director	Signature of (Director/Company Secretary)

Executed as a deed by:	
(Borrower)	
Acting by:	
Signature of Director	Signature of (Director/Company Secretary)

Executed as a deed by: x <u>BECHTOLD PROPERTIES LTD</u> <u>JUSTIN OWEN</u> THOMAS - DIRECTOR <u>RACHEL LESLEY</u> THOMAS - DIRECTOR (Borrower)	Acting by a Director in the presence of: Signature of Director: x <u>[Signature]</u> Signature of witness: <u>[Signature]</u> Name (IN BLOCK CAPITALS): <u>JAMES POWELL</u> Address: <u>UNGOED - THOMAS & KING,</u> <u>THE QUAY, CARMARTHEN,</u> <u>SA31 3LU</u>
--	--

RACHEL LESLEY
THOMAS

I/We certify this is a true copy of the original document.

Date 06/10/22

Signed [Signature]

Ungoed Thomas & King Limited.
Solicitors, Carmarthen.
SA31 3LU



FILE COPY

CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 14066442

Charge code: 1406 644 2 0001

The Registrar of Companies for England and Wales hereby certifies that a charge dated 6th October 2022 and created by BECKFORD PROPERTIES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 7th October 2022 .

Given at Companies House, Cardiff on 12th October 2022



Companies House



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