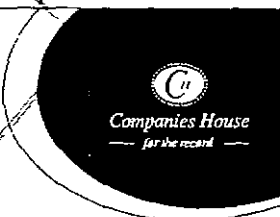


# MG01

## Particulars of a mortgage or charge

COMPANIES HOUSE  
FEE PAID  
BELFAST



A fee is payable with this form  
We will not accept this form unless you send the correct fee  
Please see 'How to pay' on the last page

☒ **What this form is for**  
You may use this form to register  
particulars of a mortgage or charge  
in England and Wales or Northern  
Ireland

☐ **What this form is NOT for**  
You cannot use this form to reg  
particulars of a charge for a Sc  
company To do this, please use  
form MG01s

WEDNESDAY



\*JZO7NFN2\*

JNI 09/12/2009 14

COMPANIES HOUSE

### 1 Company details

Company number N 1 0 4 5 0 5 5  
Company name in full ALMAC PHARMA SERVICES LIMITED

21 11 2009 Pres non

→ Filing in this form  
Please complete in typescript or in  
bold black capitals

All fields are mandatory unless  
specified or indicated by \*

### 2 Date of creation of charge

Date of creation 26 11 2009

### 3 Description

Please give a description of the instrument (if any) creating or evidencing the  
charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'

Description THIRD PARTY CHARGE

### 4 Amount secured

Please give us details of the amount secured by the mortgage or charge

Amount secured  
The Chargor shall pay and discharge to Invest NI on written demand  
when due all monies, liabilities and obligations which are now or shall  
for the time being be due, owing or incurred to Invest NI by the  
Borrower under, pursuant to or in connection with a facility letter  
agreed between Almac Clinical Services Limited, Almac Group (UK)  
Limited and Invest NI (the "Facility Letter") whether solely or jointly  
with any other person and whether as principal or surety and  
including interest discount, commission and other expenses  
computed and compounded in accordance with the Facility Letter as  
well after as before any demand made or judgment obtained

Continuation page  
Please use a continuation page if  
you need to enter more details

MG01

Particulars of a mortgage or charge

5

**Mortgagee(s) or person(s) entitled to the charge (if any)**

Please give the name and address of the mortgagee(s) or person(s) entitled to the charge

Name

INVEST NORTHERN IRELAND

Address

BEDFORD SQUARE, BEDFORD STREET,  
BELFAST

Postcode

B T 2 7 E S

Name

Address

Postcode

Continuation page

Please use a continuation page if you need to enter more details

6

**Short particulars of all the property mortgaged or charged**

Please give the short particulars of the property mortgaged or charged

Short particulars

PLEASE SEE CONTINUATION SHEET

Continuation page

Please use a continuation page if you need to enter more details.

# MG01 - continuation page

## Particulars of a mortgage or charge

6	Short particulars of all the property mortgaged or charged
Short particulars	<p data-bbox="341 412 994 441">Please give the short particulars of the property mortgaged or charged</p> <p data-bbox="341 479 1369 568">The Chargor as beneficial owner and to the intent that the mortgages, charges and assignments contained in this Deed will be a continuing security for the payment and discharge of all monies, liabilities and obligations agreed to be paid or discharged by it under this Deed -</p> <p data-bbox="341 607 1409 792">3 2 1 HEREBY GRANTS, AND CONVEYS, unto Invest NI ALL THAT AND THOSE the freehold property and fee farm grant property, hereditaments and premises that form such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599 together with all buildings, fixtures (including trade fixtures) and fixed plant and machinery from time to time thereon TO HOLD the same unto Invest NI in fee simple subject to the proviso for redemption contained in this Charge,</p> <p data-bbox="341 831 1420 1052">3 2 2 HEREBY DEMISES unto the Bank ALL THAT AND THOSE the lands, hereditaments and premises of leasehold tenure that form such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599 together with all buildings, fixtures (including trade fixtures) and fixed plant and machinery from time to time thereon TO HOLD the same unto Invest NI for the residue of the respective terms of years for which the Chargors now hold the same less the last three days thereof of each such term subject to the proviso for redemption contained in this Charge,</p> <p data-bbox="341 1090 1417 1211">3 2 3 HEREBY CHARGES as a first fixed charge so much of the lands, hereditaments and premises that form such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599 as are of leasehold and/or freehold tenure together with all buildings, fixtures (including trade fixtures) and fixed plant and machinery from time to time thereon,</p> <p data-bbox="341 1283 687 1310">3 2 4 by way of first fixed charge</p> <p data-bbox="341 1348 1409 1503">(i) all its rights in any policies of insurance relating to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599, including the proceeds of any claims under such policies, the rent and the benefit of any guarantee or security in respect of the rent, the benefit of any assigned agreement and the benefit of any guarantee or security for the performance of any assigned agreement to the extent not effectively assigned under clause 3 2 5,</p> <p data-bbox="341 1541 1414 1821">(ii) the benefit of all contracts, guarantees, appointments, warranties and other documents to which the Chargor is a party or in its favour or of which it has the benefit relating to any letting, development, sale, purchase or the operation or otherwise relating to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599, including, in each case, but without limitation, the right to demand and receive all monies whatsoever payable to or for its benefit under or arising from any of them, all remedies provided for in any of them or available at law or in equity in relation to any of them, the right to compel performance of any of them and all other rights, interests and benefits whatsoever accruing to or for its benefit arising from any of them, and</p>

# MG01 - continuation page

## Particulars of a mortgage or charge

6	Short particulars of all the property mortgaged or charged	
	Please give the short particulars of the property mortgaged or charged	
Short particulars	<p>(iii) all authorisations (statutory or otherwise) held or required in connection with any business carried on at the property or the use of any Mortgaged Property such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599 and all rights in connection with them</p> <p>3 2 5 HEREBY ASSIGNS ABSOLUTELY, subject to a proviso for re-assignment on redemption, all of its present and future rights, title and interest</p> <p>(1) in any policies of insurance relating to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599, including the proceeds of any claims under such policies.</p> <p>(2) under any lease document relating to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folios folio AR 91599,</p> <p>(3) in respect of all rental income relating to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folio AR 91599.</p> <p>(4) under any guarantee of rental income contained in or relating to any lease document,</p> <p>(5) under each appointment of a managing agent in relation to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folios folio AR 91599, and</p> <p>(6) under any other agreement to which it is a party in relation to such parts of Building 11, Charlestown Road, Portadown, Craigavon, County Armagh as are contained in folios folio AR 91599, except to the extent that it is subject to any fixed security created under any other term of this Clause</p> <p>3 3 Proviso for Redemption</p> <p>If the Chargor shall pay and discharge all the monies hereby secured (upon demand or without demand) Invest NI will upon the request and at the cost of the Chargor discharge, surrender, reconvey and release the charge hereby created and reassign all interests hereby assigned unto the Chargor or as it shall direct</p> <p>3 4 Fixtures, Fitting &amp; Covenants for Title</p> <p>A reference in this Clause 3 to a mortgage or charge of any freehold or leasehold property includes all buildings fixtures, fittings and fixed plant and machinery on that property and the benefit of any covenants for title given or entered into by any predecessor in title of the Chargor in respect of that property or any moneys paid or payable in respect of those covenants</p>	

## MG01 - continuation page

### Particulars of a mortgage or charge

6

#### Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged

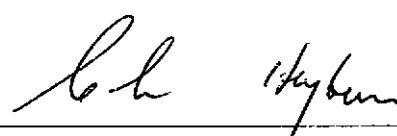
Short particulars

3 5 Attorns tenant

The Chargor hereby attorns tenant to Invest NI of any part of the Mortgaged Property (as defined below) at the yearly rent of £1 (if demanded) provided always that Invest NI may at any time without notice to the Chargor determine the tenancy hereby created and enter upon such Mortgaged Property but so that neither the receipt of the said rent nor the said tenancy shall render the Invest NI liable to account to any person as mortgagee in possession

MG01

Particulars of a mortgage or charge

<p><b>7</b></p> <p>Commission allowance or discount</p>	<p><b>Particulars as to commission, allowance or discount (if any)</b></p> <p>Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his</p> <ul style="list-style-type: none"> <li>- subscribing or agreeing to subscribe, whether absolutely or conditionally, or</li> <li>- procuring or agreeing to procure subscriptions, whether absolute or conditional,</li> </ul> <p>for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered</p>	
<p><b>8</b></p>	<p><b>Delivery of instrument</b></p> <p>You must deliver the original instrument (if any) creating or evidencing the charge and these prescribed particulars to the Registrar of Companies within 21 days after the date of creation of the charge (section 860). If the property is situated and the charge was created outside the United Kingdom (UK), you must deliver the information to the Registrar within 21 days after the date on which the instrument could have been received in the UK in the normal course of post and assuming you had posted it promptly (section 866)</p> <p>We will accept a verified copy of the instrument creating the charge where the property charged is situated and the charge was created outside the UK (section 870). The company or the person who has delivered the copy to the Registrar must verify it to be a correct copy and sign it. Where a body corporate gives the verification, an officer of that body must sign it. We will also accept a verified copy where section 867(2) applies (property situated in another part of UK)</p>	
<p><b>9</b></p> <p>Signature</p>	<p><b>Signature</b></p> <p>Please sign the form here</p> <p>Signature</p> <p>X  X</p> <p>This form must be signed by a person with an interest in the registration of the charge</p>	

# MG01

## Particulars of a mortgage or 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 and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record.

Contact name	ALICE BAILIE				
Company name	A&L GOODBODY SOLICITORS				
Address	42-46 FOUNTAIN STREET				
Post town	BELFAST				
County/Region	NORTHERN IRELAND				
Postcode	B	T	1	5	E F
Country	UNITED KINGDOM				
DX					
Telephone	02890727401				



### 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 the original deed with this form
- ☐ You have entered the date the charge was created
- ☐ You have supplied the description of the instrument
- ☐ You have given details of the amount secured by the mortgagee or chargee
- ☐ You have given details of the mortgagee(s) or person(s) entitled to the charge
- ☐ You have entered the short particulars of all the property mortgaged or charged
- ☐ You have signed the form
- ☐ You have enclosed the correct fee



### Important information

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



### How to pay

A fee of £13 is payable to Companies House in respect of each mortgage or charge.

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,  
First Floor, Waterfront Plaza, 8 Laganbank Road,  
Belfast, Northern Ireland, BT1 3BS  
DX 481 N R Belfast 1



### Further information

For further information, please see the guidance notes on the website at [www.companieshouse.gov.uk](http://www.companieshouse.gov.uk) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

This form is available in an alternative format. Please visit the forms page on the website at [www.companieshouse.gov.uk](http://www.companieshouse.gov.uk)



**FILE COPY**

**CERTIFICATE OF THE REGISTRATION  
OF A MORTGAGE OR CHARGE**

**Pursuant to section 869(5) & (6) of the Companies Act 2006**

**COMPANY NO. NI45055  
CHARGE NO. 2**

**THE REGISTRAR OF COMPANIES FOR NORTHERN IRELAND  
HEREBY CERTIFIES THAT A THIRD PARTY CHARGE DATED 26  
NOVEMBER 2009 AND CREATED BY ALMAC PHARMA  
SERVICES LIMITED FOR SECURING ALL MONIES DUE OR TO  
BECOME DUE FROM THE COMPANY TO INVEST NORTHERN  
IRELAND UNDER THE TERMS OF THE AFOREMENTIONED  
INSTRUMENT CREATING OR EVIDENCING THE CHARGE WAS  
REGISTERED PURSUANT TO CHAPTER 1 PART 25 OF THE  
COMPANIES ACT 2006 ON THE 9 DECEMBER 2009**

**GIVEN AT COMPANIES HOUSE, BELFAST THE 11 DECEMBER  
2009**



*Companies House*  
— for the record —



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