

LL MG01

Particulars of a mortgage or charge created by a Limited Liability Partnership (LLP)



283 784/13

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
created by an LLP in England and
Wales or Northern Ireland



What this form is NOT for

You cannot use this form to register
particulars of a mortgage or charge
for a Scottish LLP
To do this, please use form
LL MG01s

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05/10/2012

COMPANIES HOUSE

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1

LLP details

LLP number



O C 3 1 8 8 1 6

LLP name in full

FOREST HOLIDAYS LLP (the "Mortgagor")

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

Date of creation of charge

Date of creation



d₂ d₁ m₀ m₉ y₂ y₀ y₁ y₂

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



Legal Mortgage (the "Legal Mortgage")

4

Amount secured

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

Amount secured

18
3

The amount secured by the Legal Mortgage is all liabilities
expressed to be due, owing or payable by the Mortgagor to
the Mortgagee pursuant to the terms of the Underlease
and/or by the Mortgagor to the Mortgagee under the
Turnover Lease, whether alone or jointly, or jointly or
severally, with any other person, whether actually or
contingently and whether as principal, surety or otherwise
(the "Secured Liabilities").

All capitalised terms used in this form are defined in the
Appendix to this form.

Continuation page

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

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5**Mortgagee(s) or person(s) entitled to the charge**

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

Continuation page

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

Name / EVANS FOREST HOLDINGS LIMITED (the "Mortgagee")

Address C/O EQUITY TRUST, PO BOX 546, 28-30 THE PARADE

ST HELIER, JERSEY

Postcode J E 1 1 E Q

Name

Address

Postcode

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

Please give the short particulars of the property mortgaged or charged

Continuation page

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

Short particulars

Grant of Security

1. The Mortgagor, as a continuing security for the payment of the Secured Liabilities, charged with full title guarantee in favour of the Mortgagee all its right, title and interest from time to time in each of the following assets
 - 1.1 by way of first legal mortgage, the Property; and
 - 1 2 by way of first fixed charge, the Property and all Related Rights in respect of the Charged Property.

Restrictions on charges and disposals (Negative Pledge)

- 1 The Mortgagor shall not create or permit to subsist any Security over any Charged Property.
2. The Mortgagor shall not enter into or agree to enter into a single transaction or any series of transactions (whether related or not and whether voluntary or involuntary) to sell, lease, license, sub-license, transfer or otherwise dispose of any Charged Property.

Definitions

Capitalised terms used in this form are defined in the Appendix to this form

Please continue to the first continuation page to this form.

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Amount secured

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

Amount secured

First of two continuation pages.

APPENDIX

DEFINITIONS AND CONSTRUCTION

Definitions

In this form and its Appendices the following definitions apply:

"Charged Property" means all the property, assets and undertaking of the Mortgagor which from time to time are, or are expressed to be, the subject of the Security created in favour of the Mortgagee pursuant to the Legal Mortgage.

"Head Landlord" means the Secretary of State for the Environment, Food and Rural Affairs, acting through the Forestry Commission England and which expression includes any successors in title and all superior landlords however remote.

"Headlease" means a lease dated 21 September 2012 and made between (1) the Head Landlord and (2) the Mortgagor by which the Property was demised to the Mortgagor for a term equal to the unexpired residue of a term of 125 years calculated from 8 May 2006 (as amended by any deeds or documents expressly or impliedly supplemental to it) subject to and with the benefit of the Underlease which is in turn subject to and has the benefit of the Turnover Lease.

"Property" means all the premises defined in and demised by the Headlease which is shortly known as Woodlands Campsite, Bracelands Drive, Christchurch, Coleford, Gloucestershire, GL16 7NN and includes all buildings on such land from time to time, all alterations and additions from time to time, all items from time to time present which are in the nature of being landlord's fixtures and fittings from time to time present within the Property, but excludes any items which are in the nature of being tenant's or trade fixtures and fittings

"Related Rights" means in relation to any Charged Property

- 1 the proceeds of any sale of any part of the Charged Property;
- 2 all rights under any licence, agreement for sale or agreement for lease in respect of the Charged Property;
- 3 all rights, benefits, claims, contracts, warranties, remedies, security, indemnities or covenants for title in respect of the Charged Property; and
- 4 any moneys and proceeds paid or payable in respect of the Charged Property.

"Security" means a mortgage, charge, pledge, lien, or any other security interest securing any obligation of any person or any other agreement or arrangement having a similar effect

Please continue to second continuation page to this form.

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Amount secured

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

Amount secured

Second of two continuation pages.

"Turnover Lease" means the sub-underlease of the Property dated 6 December 2010 and made between (1) the Mortgagee and (2) the Mortgagor by which the Property was sub-underlet by the Mortgagee to the Mortgagor for the term and at the rent set out in that lease (as amended by any deeds or documents expressly or impliedly supplemental to it).

"Underlease" means the underlease of the Property dated 7 December 2009 and made between (1) the Mortgagor and (2) the Mortgagee by which the Property was underlet by the Mortgagor to the Mortgagee for the term and at the rent set out in that lease (as amended by any deeds or documents expressly or impliedly supplemental to it)

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7 Particulars as to commission, allowance or discount (if any)

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

- subscribing or agreeing to subscribe, whether absolutely or conditionally, or
- procuring or agreeing to procure subscriptions, whether absolute or conditional,

for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered

Commission allowance or discount

Nil

8 Delivery of instrument

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. 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.

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. 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 property situated in another part of UK.

9 Signature

Please sign the form here

Signature

Signature

X *Simon Pendegast*
for Eversheds LLP

X

This form must be signed by a person with an interest in the registration of the charge

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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 Laura Bickerton

Company name Eversheds LLP

Address Eversheds House, 70 Great Bridgewater Street

Post town Manchester

County/Region

Postcode M 1 5 E S

Country

DX DX 14344 Manchester

Telephone 0845 497 9797



Certificate

We will send your certificate to the presenter's address if given above or to the LLPs 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 LLP 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 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 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 LLPs registered in England and Wales:

The Registrar of Companies, Companies House, Crown Way, Cardiff, Wales, CF14 3UZ
DX 33050 Cardiff

For LLPs 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 LLPs 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.companieshouse.gov.uk or email 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



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

**Pursuant to section 869(5) & (6) of the Companies Act 2006 as
applied to the Limited Liability Partnerships (Application of
Companies Act 2006) Regulations 2009**

LLP NO. OC318816
CHARGE NO. 11

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A LEGAL MORTGAGE DATED 21
SEPTEMBER 2012 AND CREATED BY FOREST HOLIDAYS LLP
FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM
THE LIMITED LIABILITY PARTNERSHIP TO EVANS FOREST
HOLDINGS LIMITED 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 AS APPLIED TO THE
LIMITED LIABILITY PARTNERSHIPS (APPLICATION OF
COMPANIES ACT 2006) REGULATIONS 2009 ON THE 5
OCTOBER 2012

GIVEN AT COMPANIES HOUSE, CARDIFF THE 10 OCTOBER
2012

DX



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES