



Registration of a Charge

LLP name in full: **RDC DORKING LLP**

LLP Number: **OC324812**



Received for filing in Electronic Format on the: **15/07/2021**

XA8S8OAQ

Details of Charge

Date of creation: **30/06/2021**

Charge code: **OC32 4812 0014**

Persons entitled: **HABIB BANK ZURICH PLC**

Brief description: **THE RESIDENTIAL FLATS AT 285-293, HIGH STREET, DORKING, SURREY, RH4 1RL REGISTERED AT HM LAND REGISTRY UNDER TITLE NUMBER SY328026.**

Contains negative pledge.

Authentication of Form

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

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: **JMW SOLICITORS LLP**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

LLP number: OC324812

Charge code: OC32 4812 0014

The Registrar of Companies for England and Wales hereby certifies that a charge dated 30th June 2021 and created by RDC DORKING LLP was delivered pursuant to Part 25 of the Companies Act 2006 as applied by The Limited Liability Partnerships (Application of Companies Act 2006) (Amendment) Regulations 2013 on 15th July 2021 .

Given at Companies House, Cardiff on 16th July 2021

The above information was communicated by electronic means and authenticated
by the Registrar of Companies under the Limited Liability Partnership
(Application of the Companies Act 2006) Regulations 2009 SI 2009/1804



Companies House



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

THIS DEED is made the 30 day of June 2021 BETWEEN:

- (1) RDC Dorking LLP Limited (Co. Regn No. **OC324812**) whose registered office is 1 Angel Court, Pall Mall, London, SW1Y 6QF ('the Borrower') and
- (2) HABIB BANK ZURICH PLC (company number 08864609) whose address for the purpose of this deed is Habib House, 42 Moorgate, P.O. Box 42, London EC2R 6JJ ('the Lender')

NOW THIS DEED WITNESSES as follows:

1. RECITALS

1.1 THE CHARGE

By way of a charge ('the Charge') dated 30/6/ 2021 and made between (1) the Borrower and (2) the Lender the following property(ies) ("the Property(ies)") was charged by way of legal mortgage with payment to the Lender of all sums due and interest as set out in the Charge:

The residential flats at 285-293, High Street, Dorking, Surrey, RH4 1RL registered under land registry title number SY328026

1.2 THE PROPERTY

The Borrower is the registered proprietor of the Property(ies) and has let the residential part/parts of the Property under the terms of assured shorthold tenancies at the best market rent the Borrower can achieve ('the Rent').

2. AGREEMENT FOR PAYMENT OF RENT

The Borrower and the Lender have agreed that for the period during which the Charge in favour of the Lender subsists and remains outstanding the Rent received by the Borrower in respect of the Property will be accepted by the Borrower as agent for the Lender and the Borrower will pay the Rent to the Lender forthwith for the credit of the following account (or such other account as may be notified in writing to the Borrower by the Lender):

Bank:

Habib Bank Zurich Plc

Sort Code:

Account Name: [Name of Borrower]

Account No.:

PROVIDED THAT nothing in this deed shall constitute the Lender as mortgagee in possession.

3. EXCLUSION OF THIRD PARTY RIGHTS

Nothing in this deed is intended to confer any benefit on any person who is not a party to it.

4. This Deed and any non-contractual obligations arising out of or in connection with it shall be governed by and construed in accordance with the law of England and Wales.

5. This Deed shall apply to any assured shorthold tenancy in place at the Property from time to time and the continuance of this Deed shall not be affected by the termination of any one particular assured shorthold tenancy.

IN WITNESS whereof the parties hereto have set their hand the day and year first above written

EXECUTED AS A DEED AND DELIVERED by the Borrower as follows:

By RDC Dorking LLP



RICHARD CARDASH
MEMBER.

In the presence of:

Name of Witness JACQUELINE GIRAUD

Signature of Witness J Giraud

Address 8 HOLMAN COURT

CHURCH STREET

EWELL

SURREY KT17 2AT

Occupation OFFICE MANAGER