



Registration of a Charge

Company Name: **WORDIE PROPERTIES LIMITED**

Company Number: **SC187863**



Received for filing in Electronic Format on the: **29/12/2022**

XBJUN8WO

Details of Charge

Date of creation: **22/12/2022**

Charge code: **SC18 7863 0067**

Persons entitled: **BANK OF SCOTLAND PLC**

Brief description: **ALL AND WHOLE THE PROPERTY KNOWN AS 8 MELFORD ROAD,
BELLSHILL CURRENTLY UNDERGOING REGISTRATION IN THE LAND
REGISTER OF SCOTLAND UNDER TITLE NUMBER LAN250139**

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 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: **BRODIES LLP**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 187863

Charge code: SC18 7863 0067

The Registrar of Companies for Scotland hereby certifies that a charge dated 22nd December 2022 and created by WORDIE PROPERTIES LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 29th December 2022 .

Given at Companies House, Edinburgh on 29th 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

Mark McIlroy



STANDARD SECURITY

by

WORDIE PROPERTIES LIMITED

in favour of

BANK OF SCOTLAND PLC

Property: 8 Melford Road, Bellshill

IMPORTANT NOTICE: We recommend that you consult your solicitor or other independent legal adviser before signing this document.

STANDARD SECURITY

In this **STANDARD SECURITY** the words listed below have the following meanings:-

BoS:	BANK OF SCOTLAND PLC incorporated in Scotland under the Companies Act 1985 (Company No. SC327000) and having its Registered Office at The Mound, Edinburgh EH1 1YZ, including those deriving any title or interest from it, as defined in the Deed of Conditions.
Borrower:	WORDIE PROPERTIES LIMITED incorporated in Scotland under the Companies Act 1985 (Company No. SC187863) and having its Registered Office at 208 West George Street, Glasgow G2 2PQ
Property:	8 Melford Road, Bellshill as more fully described in Part 1 of the Schedule.
Deed of Conditions:	The Deed of Commercial Standard Security Conditions by the Governor and Company of the Bank of Scotland (now known as Bank of Scotland plc) dated 24 May 2006 and registered in the Books of Council and Session on 25 May 2006 and any variation or extension thereof, words defined in the Deed of Conditions having the same meaning in this Standard Security.
Schedule:	The Schedule in three Parts annexed and signed as part of this Standard Security.
Secured Liabilities:	has the meaning given to it in the Deed of Conditions.

1. The Borrower hereby binds itself and its successors and executors whomsoever to pay and discharge the Secured Liabilities to BoS.
2. The Borrower undertakes to comply fully with the Deed of Conditions, the terms of which are incorporated in this Standard Security and a copy of which has been received by the Borrower.
3. The Borrower, in security of the Secured Liabilities, hereby GRANTS a Standard Security in favour of BoS over the Property.
4. The Standard Conditions specified in Schedule 3 to the Conveyancing and Feudal Reform (Scotland) Act 1970 as amended and varied by (a) the Redemption of Standard Securities (Scotland) Act 1971 and (b) the Deed of Conditions, and any lawful variation thereof operative for the time being, shall apply.
5. The Standard Security hereby granted is subject to the heritable security (if any) and any agreement regulating its ranking detailed in Part 2 of the Schedule.
6. The Borrower grants warrandice, subject to the heritable security (if any) detailed in Part 2 of the Schedule and to the leases of the Property (if any) detailed in Part 3 of the Schedule.
7. The Borrower consents to the registration of this Standard Security for execution.

8. This Standard Security shall be governed by and construed in accordance with Scots law.
9. For the purposes of Condition 17 of the Deed of Conditions, the service address of BoS is 1st Floor, New Ueberior House, 11 Earl Grey Street, Edinburgh EH3 9BN.

IN WITNESS WHEREOF these presents consisting of this and the preceding page are together with the Schedule executed by the Borrower at Glasgow on 11/12/22 as follows:-

Executed for and on behalf of
WORDIE PROPERTIES LIMITED

Acting by

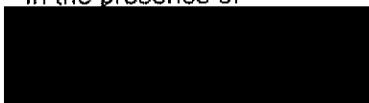
Arnell Donsie

Full Name of Director

.....

Signature

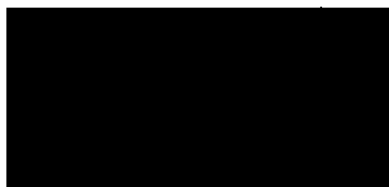
In the presence of



Signature of Witness

Arnell Donsie

Full Name of Witness



Address of Witness

[Please remember to execute the Schedule]

Schedule referred to in the foregoing Standard Security by Wordie Properties Limited in favour of Bank of Scotland plc

PART 1

All and Whole the property known as 8 Melford Road, Bellshill currently undergoing registration in the Land Register of Scotland under Title Number LAN250139

PART 2

1. Standard Security in favour of Lloyds Bank Corporate Markets plc over the Property currently undergoing registration in the Land Register of Scotland under Title Number LAN250139 of even date with this Standard Security
2. Ranking Agreement between, inter alia, BoS, Lloyds Bank Corporate Markets plc and the Borrower in respect of the Property currently undergoing registration in the Land Register of Scotland under Title Number LAN250139 of even date with this Standard Security

PART 3

All lets and leases in respect of the Property disclosed in writing by the Borrower to BoS prior to the date of grant of this Standard Security.

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Director
Wordie Properties Limited