



Registration of a Charge

Company name: **WESTPOINT DEVELOPMENTS (SCOTLAND) LTD.**
Company number: **SC188997**



X8IH3S23

Received for Electronic Filing: **18/11/2019**

Details of Charge

Date of creation: **08/11/2019**
Charge code: **SC18 8997 0042**
Persons entitled: **TRUSTEES ACTING UNDER DEED OF TRUST BY MRS SHELIA KYLE HEADRICK OR ROBERTSON**
Brief description: **ALL AND WHOLE THOSE SUBJECTS KNOWN AS FLAT 1/3, 2 KNIGHTS GROVE, CAPELRIG ROAD, NEWTON MEARNES, GLASGOW AND OTHERS (MORE PARTICULARLY DESCRIBED IN THE STANDARD SECURITY) WHICH SUBJECTS FORM PART AND PORTION OF THE SUBJECTS REGISTERED IN THE LAND REGISTER OF SCOTLAND UNDER TITLE NUMBER REN147348.**

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:

JAMIE MURRA, BTO SOLICITORS LLP



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 188997

Charge code: SC18 8997 0042

The Registrar of Companies for Scotland hereby certifies that a charge dated 8th November 2019 and created by WESTPOINT DEVELOPMENTS (SCOTLAND) LTD. was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 18th November 2019 .

Given at Companies House, Edinburgh on 19th November 2019

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**

GLASGOW 18.11.19
CERTIFIED TRUE COPY
OF THE ORIGINAL


NOTARY PUBLIC
EMMA ROBERTSON BARCLAY

STANDARD SECURITY

by

WESTPOINT DEVELOPMENTS (SCOTLAND) LTD

in favour of

THE TRUSTEES OF MRS SHEILA KYLE
HEADRICK or ROBERTSON

Dated: 28 October 2019

Subjects: Plot 15 (Flat 1- 3, 2 Knights Grove)
Capelrig Road, Newton Mearns

We, WESTPOINT DEVELOPMENTS (SCOTLAND) LTD being a company incorporated under the Companies Acts (Company Number SC188997) and having our registered office at 3 Arthur Street, Clarkston, Glasgow G76 8BQ ("Westpoint") in security of the obligation incumbent upon us to pay the Overage Payment as defined in and in terms of the missives of sale between us and DOUGLAS TALBOT McNAIR residing at Oakdene, Heybridge Lane, Prestbury, Cheshire and NORMAN McNEE ANGUS residing at 74A Chapel Lane, Wymondham, Norfolk NR18 0DL as Trustees acting under a Deed of Trust by Mrs Sheila Kyle Headrick or Robertson dated Twenty second and registered in the Books of Council and Session on Twenty eighth both days of January 2008 ("the Trustees") such missives comprising formal Offer by Morton Fraser LLP on our behalf dated 1 November 2016 and formal acceptance thereof by BTO Solicitors LLP on behalf of the Trustees (as such missives of sale were and may be varied from time to time) DO HEREBY GRANT a Standard Security in favour of the Trustees over ALL and WHOLE (In the First Place) that flatted dwellinghouse known as Flat 1- 3, 2 Knights Grove, Capelrig Road, Newton Mearns, Glasgow, otherwise Plot 15 of our development known as "Knights Grove", Capelrig Road, Newton Mearns, Glasgow, which flatted dwellinghouse is situated on the first floor of and is part of the block of flatted dwellinghouses labelled "Block 2" on the plan ("the Deed of Conditions Plan") annexed and executed as relative to the Deed of Conditions ("the Deed of Conditions") by us registered in the Land Register of Scotland under Title Number REN147348, with the location of the flat within the said Block shown shaded grey on the plan annexed and executed as relative hereto; (In the Second Place) the parking bay (comprising Parking Bay (Allocated) in terms of the Deed of Conditions) and numbered 15. on the Deed of Conditions Plan; (In the Third Place) a right in common with the proprietors of the twenty other flats in our said Development in and to the Development Common Parts as defined in the Deed of Conditions; (In the Fourth Place) a right in common with the proprietors of the ten other flats in the said Block 2 in and to the Block Common Parts (as defined in the Deed of Conditions) quoad that Block; Together with all rights of property, common, mutual and exclusive pertaining to the subjects hereby secured as more particularly described in the Deed of Conditions; Which subjects form part and portion of the subjects registered in the Land Register under said Title Number REN147348; The standard conditions specified in Schedule 3 to the Conveyancing and Feudal Reform (Scotland) Act 1970 and any lawful variation thereof operative for the time being, shall apply, except insofar as herein varied:- (i) there shall be deleted from standard /

condition 5(a) the words "or, at the option of the creditor to permit the creditor to insure the security subjects in the names of the creditor and the debtor" (ii) standard conditions 1, 2, 4(c), 5 and 12 shall not apply and (iii) Westpoint shall be permitted to discharge or grant servitude rights, wayleaves, title conditions and burdens in favour of any utility providers (including electricity, gas and water) without the consent of the Trustees: And we grant warrandice: IN WITNESS WHEREOF these presents comprising this and the preceding page together with the plan annexed are signed for and on behalf of WESTPOINT DEVELOPMENTS (SCOTLAND) LTD as follows:-

[Redacted Signature]

Director

[Redacted Signature]

Witness

[Redacted Signature]

[Redacted Full Name]

Full name

[Redacted Full Name]

Full Name

28/10/19.

Date of Signature

WESTPOINT HOMES, 3 ARTHUR ST.

Address

GLASGOW, G76 8BA.

GLASGOW.

Place of Signature