



Registration of a Charge

Company Name: **16CS LIMITED**

Company Number: **SC692446**



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Details of Charge

Date of creation: **25/01/2023**

Charge code: **SC69 2446 0004**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **ALL AND WHOLE (ONE) THE SECOND FLOOR FLATTED DWELLINGHOUSE AT 16 CHAPEL STREET, ABERDEEN AB10 1SP, WHICH SUBJECTS FORM PART AND PORTION OF THE SUBJECTS 16 CHAPEL STREET, AFORESAID, REGISTERED IN THE LAND REGISTER OF SCOTLAND UNDER TITLE NUMBER ABN67425; TOGETHER WITH (FIRST) A RIGHT IN COMMON WITH THE PROPRIETORS OF THE TENEMENT OF DWELLINGHOUSES 16 CHAPEL STREET, AFORESAID, IN AND TO THE FRONT DOOR, VESTIBULE, HALLWAY AND MUTUAL STAIRWAYS; (SECOND) A RIGHT IN COMMON WITH THE PROPRIETORS OF THE REMAINDER OF THE SAID WHOLE TENEMENT IN AND TO (ONE) THE SOLUM ON WHICH THE SAID TENEMENT IS ERECTED; (TWO) THE FOUNDATIONS, OUTSIDE SUPPORTING WALLS (BUT NOT THE WINDOWS THEREIN WHICH SHALL BE THE EXCLUSIVE PROPERTY OF THE RESPECTIVE PARTIES USING SAME), THE GABLES, ROOF, CHIMNEY HEADS (BUT NOT THE CHIMNEY CANS WHICH SHALL BE THE EXCLUSIVE PROPERTY OF THE RESPECTIVE PARTIES USING SAME) AND BOUNDARY WALLS (SO FAR AS THE DEBTOR HAS A RIGHT THERETO); (THREE) THE DRAINS, RHONE PIPES, RAIN, SOIL AND WATER PIPES, GAS AND ELECTRICITY MAINS AND CABLES AND OTHERS AND ALL THINGS COMMON AND MUTUAL TO THE SUBJECTS IN THIS TITLE AND THE REMAINDER OF THE SAID WHOLE TENEMENT; (THIRD) FREE ISH AND ENTRY TO THE SAID COMMON PARTS OF THE SUBJECTS IN THIS TITLE AND THE REMAINDER OF THE SAID WHOLE TENEMENT FOR ALL NECESSARY PURPOSES OF MAINTENANCE, RENEWAL OR REPAIR; (FOURTH) THE FITTINGS AND FIXTURES THEREIN AND THEREON, THE WHOLE PARTS, PRIVILEGES AND PERTINENT EFFEIRING THERETO; AND (FIFTH) THE DEBTOR'S**

WHOLE RIGHT, TITLE AND INTEREST, PRESENT AND FUTURE IN AND TO THE SUBJECTS.

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: **MCVEY AND MURRICANE**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 692446

Charge code: SC69 2446 0004

The Registrar of Companies for Scotland hereby certifies that a charge dated 25th January 2023 and created by 16CS LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 30th January 2023 .

Given at Companies House, Edinburgh on 30th January 2023

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**

28d. STANDARD SECURITY	
The Bank	Aldermore Bank PLC (and its transferees as described in the Mortgage Conditions) whose registered office is Apex Plaza, Forbury Road, Reading RG1 1AX
Mortgage Conditions	The Aldermore Bank PLC Residential Mortgage Conditions 2020 made by the Bank dated 12 November 2020 and registered in the Books of Council and Session on 24 November 2020. Words defined in the Mortgage Conditions have the same meanings in this Standard Security
You, the borrower	16CS LIMITED being a company incorporated under the Companies Acts (SC692446) and having their Registered Office at 6 Braehead Way Shopping Centre, Braehead Way, Bridge Of Don, Aberdeen, Aberdeenshire, United Kingdom, AB22 8RR
Property (insert full address)	Second Floor Flat, 16 Chapel Street, Aberdeen, AB10 1SP as more fully described in part 1 of the Schedule
Title Number	ABN67425
Schedule	The Schedule annexed and signed as relative to this Standard Security
Secured Amounts	Has the meaning given to it in the Mortgage Conditions
<p>1. This Standard Security incorporates the Mortgage Conditions and the Mortgage Offer. You acknowledge you have received these.</p> <p>2. You hereby agree to pay and discharge the Secured Amounts in accordance with their terms and to comply with the Mortgage Conditions and, as continuing security for the Secured Amounts, hereby grant a Standard Security in favour of the Bank over the Property.</p> <p>3. This Standard Security secures additional borrowing but the Bank is not obliged to agree to any additional borrowing.</p> <p>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 Mortgage Conditions, and any lawful variation thereof operative for the time being, shall apply to this Standard Security.</p> <p>5. You grant warrandice.</p> <p>6. You, as proprietor of the Property declare, with reference to the grant of this Standard Security over the Property in favour of the Bank, that as at this date the Property (or any part thereof) is neither (a) a matrimonial home in relation to which a spouse has occupancy rights, the expressions "matrimonial home" and "occupancy rights" having the meanings ascribed to them by the Matrimonial Homes (Family Protection) (Scotland) Act 1981; nor (b) a family home in relation to which a civil partner has occupancy rights, the expressions "family home" and "occupancy rights" having the meanings ascribed to them by the Civil Partnership Act 2004.</p> <p>7. You consent to the registration of this Standard Security for execution.</p> <p>This Standard Security will be governed by and construed in accordance with Scottish law.</p>	
IN WITNESS WHEREOF this Standard Security consisting of this and the preceding page are together with the Schedule executed by You as follows:	
You (signature and full name (in capitals), place and date of signing)	Witness (signature, full name and address (in capitals)) (each signature must be separately witnessed)
<p>Director signature: <i>R. Selim</i></p> <p>Director full name: <i>RAUF AMIR SELIM</i></p> <p>At: <i>ABERDEEN</i></p> <p>On: <i>12th Jan '23</i></p>	<p>Witness signature: <i>I. Wilson</i></p> <p>Witness full name: <i>IAN WILSON</i></p> <p>Witness address: <i>6, 8 + 10 THISTLE STREET ABERDEEN</i></p>

This is the Schedule referred to in the foregoing Standard Security by 16CS LIMITED, in favour of Aldermore Bank Plc

PART 1

ALL and WHOLE (ONE) the Second floor flatted dwellinghouse at 16 CHAPEL STREET, ABERDEEN AB10 1SP, which subjects form part and portion of the subjects 16 Chapel Street, aforesaid, registered in the Land Register of Scotland under Title Number ABN67425; Together with (First) a right in common with the proprietors of the tenement of dwellinghouses 16 Chapel Street, aforesaid, in and to the front door, vestibule, hallway and mutual stairways; (Second) a right in common with the proprietors of the remainder of the said whole tenement in and to (one) the solum on which the said tenement is erected; (two) the foundations, outside supporting walls (but not the windows therein which shall be the exclusive property of the respective parties using same), the gables, roof, chimney heads (but not the chimney cans which shall be the exclusive property of the respective parties using same) and boundary walls (so far as the Debtor has a right thereto); (three) the drains, rhone pipes, rain, soil and water pipes, gas and electricity mains and cables and others and all things common and mutual to the subjects in this Title and the remainder of the said whole tenement; (Third) free ish and entry to the said common parts of the subjects in this Title and the remainder of the said whole tenement for all necessary purposes of maintenance, renewal or repair; (Fourth) the fittings and fixtures therein and thereon, the whole parts, privileges and pertinent effeiring thereto; and (Fifth) the Debtor's whole right, title and interest, present and future in and to the subjects.



Director