

# MR01

## Particulars of a charge



Companies House

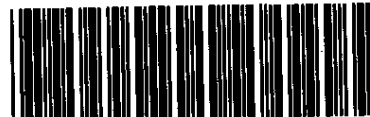
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Go online to file this information  
[www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)

A fee is be payable with t  
Please see 'How to pay' on t

MONDAY



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16/05/2022

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COMPANIES HOUSE

☒ **What this form is for**  
You may use this form to register  
a charge created or evidenced by  
an instrument.

☒ **What this form is NOT for**  
You may not use this form to  
register a charge where there  
instrument. Use form MR08.

This form **must be delivered to the Registrar for registration within 21 days** beginning with the day after the date of creation of the charge. If delivered outside of the 21 days it will be rejected unless it is accompanied by a court order extending the time for delivery.



You **must** enclose a certified copy of the instrument with this form. This will be scanned and placed on the public record. **Do not send the original.**

### 1 Company details

Company number S C 7 2 5 1 4 3

Company name in full Direct Holdings Edinburgh LTD

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 Charge creation date

Charge creation date d 0 d 5 m 0 m 5 y 2 y 0 y 2 y 2

### 3 Names of persons, security agents or trustees entitled to the charge

Please show the names of each of the persons, security agents or trustees  
entitled to the charge.

Name The Mortgage Lender Limited

Name

Name

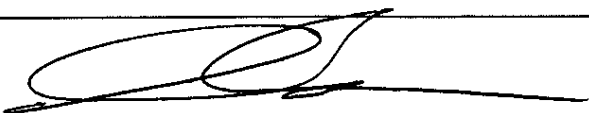
Name

If there are more than four names, please supply any four of these names then  
tick the statement below.

☐ I confirm that there are more than four persons, security agents or  
trustees entitled to the charge.

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Particulars of a charge

4	<b>Brief description</b>	
	Please give a short description of any land, ship, aircraft or intellectual property registered or required to be registered in the UK subject to a charge (which is not a floating charge) or fixed security included in the instrument.	Please submit only a short description. If there are a number of plots of land, aircraft and/or ships, you should simply describe some of them in the text field and add a statement along the lines of, "for more details please refer to the instrument".
Brief description	Standard Security over 55/1 Orchard Brae Gardens, Edinburgh, EH4 2UQ	Please limit the description to the available space.
5	<b>Other charge or fixed security</b>	
	<p>Does the instrument include a charge (which is not a floating charge) or fixed security over any tangible or intangible or (in Scotland) corporeal or incorporeal property not described above? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes</p> <p><input checked="" type="checkbox"/> No</p>	
6	<b>Floating charge</b>	
	<p>Is the instrument expressed to contain a floating charge? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes Continue</p> <p><input checked="" type="checkbox"/> No Go to <b>Section 7</b></p> <p>Is the floating charge expressed to cover all the property and undertaking of the company?</p> <p><input type="checkbox"/> Yes</p>	
7	<b>Negative Pledge</b>	
	<p>Do any of the terms of the charge prohibit or restrict the company from creating further security that will rank equally with or ahead of the charge? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes</p> <p><input checked="" type="checkbox"/> No</p>	
8	<b>Trustee statement</b> <sup>●</sup>	
	<p>You may tick the box if the company named in Section 1 is acting as trustee of the property or undertaking which is the subject of the charge.</p> <p><input type="checkbox"/></p>	<p>● This statement may be filed after the registration of the charge (use form MR06).</p>
9	<b>Signature</b>	
Signature	<p>Please sign the form here.</p> <p>Signature</p> <p>X  X</p> <p>This form must be signed by a person with an interest in the charge.</p>	

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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. The contact information you give will be visible to searchers of the public record.

Contact name Leonard John Thomson

Company name Sturrock, Armstrong and Thomson

Address 7a Dundas Street

Post town Edinburgh

County/Region

Postcode E H 3 6 Q G

Country

DX ED109, Edinburgh

Telephone 0131 556 0159



### Certificate

We will send your certificate to the presenter's address if given above or to the company's 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 company name and number match the information held on the public Register.
- ☐ You have included a certified copy of the instrument with this form.
- ☐ You have entered the date on which the charge was created.
- ☐ You have shown the names of persons entitled to the charge.
- ☐ You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8.
- ☐ You have given a description in Section 4, if appropriate.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.
- ☐ Please do not send the original instrument; it must be a certified copy.



### Important information

Please note that all information on this form will appear on the public record.



### How to pay

A fee of £23 is payable to Companies House in respect of each mortgage or charge filed on paper.

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 companies registered in England and Wales:

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

#### For companies 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 companies 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.gov.uk/companieshouse](http://www.gov.uk/companieshouse) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

This form is available in an alternative format. Please visit the forms page on the website at [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)



**FILE COPY**

## **CERTIFICATE OF THE REGISTRATION OF A CHARGE**

Company number: 725143

Charge code: SC72 5143 0001

The Registrar of Companies for Scotland hereby certifies that a charge dated 5th May 2022 and created by DIRECT HOLDINGS EDINBURGH LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 16th May 2022.

Given at Companies House, Edinburgh on 17th May 2022



**Companies House**



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

CERTIFIED A TRUE PHOTOCOPY  
OF THE ORIGINAL



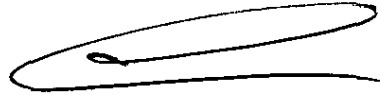
**STANDARD SECURITY (BUY TO LET TRANSACTIONS)**

Case reference:

We/Us (the Lender):	The Mortgage Lender Limited, a company registered in England and Wales (registration number 09280057) under the Companies Acts and having its registered office at: Lutea House, Warley Hill Business Park, The Drive, Great Warley, Brentwood, Essex, CM13 3BE. together with our successors, transferees and assignees (whether legal or beneficial).
You:	Direct Holdings Edinburgh LTD company registered in [Scotland/ <del>England and</del> Wales] under the Companies Acts.
Your Registered Number:	SC725143
Your Registered Office :	Raods, 2 Anderson Place Edinburgh, EH6 5NP
Mortgage Terms and Conditions:	The Mortgage Lender Limited Buy to Let Mortgage Terms and Conditions 2021, dated 23 September 2021 and registered in the Books of Council and Session on 01 October 2021.
Property:	55/1 Orchard Brae Gardens, Edinburgh, EH4 2UQ as more fully described below.

- Words defined in the Mortgage Terms and Conditions shall have the same meaning in this Standard Security unless otherwise defined in this Standard Security or the context suggests otherwise. This Standard Security incorporates the terms and conditions set out in the Offer and the Mortgage Terms and Conditions. You confirm that You have received each of these documents and You have read and understand them.
- Reference to We and to Us includes anyone to whom We transfer, or who has the benefit of, this Standard Security or any part of it at the time.
- You agree to comply with the terms and conditions set out in the Offer, the Mortgage Terms and Conditions and this Standard Security.
- You undertake to pay Us all sums due and that may become due by You to Us including the Initial Advance and any Further Advance.

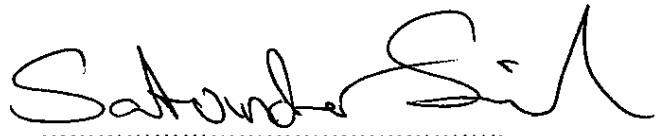
For which You grant a Standard Security in favour of Us over ALL and WHOLE: the Subjects known as and forming 55/1 Orchard Brae Gardens, Edinburgh, EH4 2UQ being the whole Subjects registered in the Land Register of Scotland under Title Number M106690.



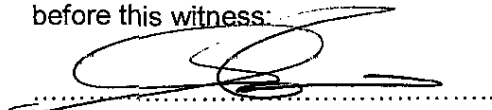
The Standard Conditions specified in Schedule 3 of the Conveyancing and Feudal Reform (Scotland) Act 1970 and any lawful variation of them operative for the time being shall apply; AND You agree that the said Standard Conditions shall be varied to incorporate the terms and conditions of the Mortgage Terms and Conditions; AND You grant warrandice: AND You consent to the registration of this Standard Security and of any certificate or other document issued by Us, confirming the Outstanding Balance due by You to Us, for preservation and execution: IN WITNESS WHEREOF these presents are executed as follows:

SUBSCRIBED for and on behalf of  
[INSERT NAME] Direct Holdings Edinburgh Ltd  
at Edinburgh  
on 26/4/2022  
by

Satinder Singh  
Director/Authorised Signatory  
(Print Name)

  
Director/Authorised Signatory  
(Signature)

before this witness:

  
Witness  
(Signature)

Leonard John Thomson  
(Print Name)  
7a Dundas Street  
Edinburgh EH3 6QG  
(Address)