

MR01

Particulars of a charge



Companies House

054759 223.



Go online to file this information
www.gov.uk/companieshouse

A fee is payable with this form
Please see 'How to pay' on page 2

☒ **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 the
instrument. Use form MR08

SATURDAY



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SCT

07/10/2023

#10

COMPANIES HOUSE

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 9 9 2 6

Company name in full CALLOWAY HOMES 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 4 m 1 m 0 y 2 y 0 y 2 y 3

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 MORTGAGE WORKS (UK) PLC

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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4

Brief description

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.

Brief description

ALL and Whole the subjects known as and forming 129 Levern Crescent, Barrhead, Glasgow, G78 2AG being the whole subjects registered in the Land Register of Scotland under Title Number REN48381

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".

Please limit the description to the available space.

5

Other charge or fixed security

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.

☐ Yes

☒ No

6

Floating charge

Is the instrument expressed to contain a floating charge? Please tick the appropriate box.

☐ Yes Continue

☒ No Go to **Section 7**

Is the floating charge expressed to cover all the property and undertaking of the company?

☐ Yes

7

Negative Pledge

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.

☐ Yes

☒ No

8

Trustee statement ^①

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.

☐

^① This statement may be filed after the registration of the charge (use form MR06).

9

Signature

Please sign the form here.

Signature

Signature

X *Michelle Rankin* X

This form must be signed by a person with an interest in the charge.

MRO1

Particulars of a charge



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 MICHELLE DAWN RANKIN

Company name ARCHIBALD SHARP & SON

SOLICITORS AND ESTATE AGENTS

Address 270 DUMBARTON ROAD

Post town GLASGOW

County/Region

Postcode G 1 1 6 T X

Country SCOTLAND

DX 500904

Telephone 0141 339 3036



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 or email 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

In this Standard Security the expressions set out below shall have the meaning and effect respectively set opposite to them.

The Borrower:

Calloway Homes Ltd, a company incorporated under the Companies Acts (Company Number SC729926) and having their Registered Office at PO Box Suite 300, 145 Kilmarnock Road, Glasgow, G41 3JA

Where the Borrower is more than one person the singular includes the plural and all obligations of the Borrower are undertaken jointly and severally.

The Conditions:

The Mortgage Works (UK) plc Standard BTL Mortgage Conditions 2018 made by the Company on 3rd July 2018 and registered in the Books of Council and Session on 6th July 2018.

The Proprietor:

The said Calloway Homes Ltd

Where the Proprietor is more than one person the singular includes the plural and all obligations of the Proprietor are undertaken jointly and severally.

The Company: The Mortgage Works (UK) plc

Registered in England, Registered Number 02222856
Registered Office: Nationwide House, Pipers Way, Swindon, Wiltshire, SN38 1NW

The Property: The heritable subjects known as (postal address)

129 Lavern Crescent, Barrhead, Glasgow

Postcode:

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Being ALL and WHOLE

the subjects known as and forming 129 Lavern Crescent, Barrhead, Glasgow G78 2AG being the whole subjects registered in the Land Register of Scotland under Title Number REN48381

CERTIFIED A TRUE COPY
ARCHIBALD SHARP & SON LIMITED

Michelle Kauli

1. This Standard Security incorporates the Conditions and the Borrower and the Proprietor acknowledge that they have received a copy of the Conditions, and they undertake to comply with the Conditions.
2. The Borrower undertakes to pay to the Company all sums due and to become due under the Conditions ("Secured Liabilities").
3. The Proprietor, in security of the Secured Liabilities, hereby grants this Standard Security in favour of the Company over the Property.
4. The Standard Security secures any further advances.
5. The Standard Conditions specified in Schedule 3 of the Conveyancing and Feudal Reform (Scotland) Act 1970, as varied by the Conditions, and any lawful variation thereof operative for the time being, shall apply.
6. The Proprietor grants warrandice.
7. A certificate signed by any director or officer of the Company as to the amount of the Secured Liabilities or any part of it shall, in the absence of manifest error, be conclusive and binding on the Proprietor and the Borrower.
8. The Proprietor, the Borrower and the Consenter (if applicable) consent to the registration of this Standard Security and of any certificate referred to above for execution.

In Witness Whereof these presents are executed as follows:

Subscribed by

SCOTT ALEXANDER STEWART

Print name of Proprietor


Signature of Proprietor

As Director of Calloway Homes Ltd

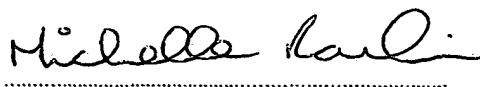
at GLASGOW
(place)

on 19 SEPTEMBER 2023
(date)

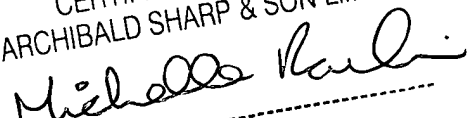
in the presence of:

Name: MICHELLE DAWN RANKIN

Address: 270 DUMBAKTON
ROAD, GLASGOW
G11 6TX


Signature of Witness

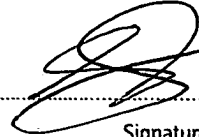
CERTIFIED A TRUE COPY
ARCHIBALD SHARP & SON LIMITED


Signature of Witness

Subscribed by

SCOTT ALEXANDER STEWART

Print name of Borrower



Signature of Borrower

As Director of Calloway Homes Ltd

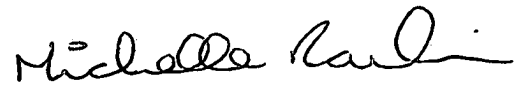
at GLASGOW
(place)

on 19 SEPTEMBER 2023
(date)

in the presence of:

Name: MICHELLE DAWN RANKIN

Address: 270 DUMBARTON
ROAD, GLASGOW,
G11 6TX



Signature of Witness

Standard Security

by

Calloway Homes Ltd

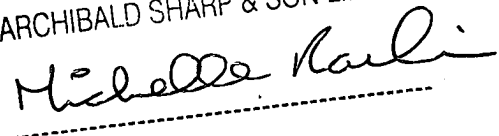
in favour of

The Mortgage Works (UK) plc

Date September 2023

Property 129 Levern Crescent,
Barrhead,
Glasgow,
G78 2AG.

CERTIFIED A TRUE COPY
ARCHIBALD SHARP & SON LIMITED





FILE COPY

CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 729926

Charge code: SC72 992 6 0001

The Registrar of Companies for Scotland hereby certifies that a charge dated 4th October 2023 and created by CALLOWAY HOMES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 7th October 2023 .

Given at Companies House, Edinburgh on 19th October 2023



Companies House



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