3019 £23

In accordance with Sections 859A and 859J of the Companies Act 2006.

MR01
Particulars of a charge

Companies House

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

A fee is be payable with
Please see 'How to pay' on

WEDNESDAY

A683REKQ
A13 07/06/2017 #162
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 fo**
You may not use this form t register a charge where the 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.**

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 *

1 Company details

Company number X 07731914 7X

Company name in full London Road Real Estate Limited

2 Charge creation date

Charge creation date d 26 m 05 y 2017

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 Paragon Bank 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.

MR01
Particulars of a charge

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.

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.

Brief description

58 Argyle Road
BRIGHTON
B

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 ●

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.

☐

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

9 Signature

Please sign the form here.

Signature

Signature

X X

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

MR01
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: DIANE EDWARDS
Company name: HEALYS LLP
Address: 8-9 Old Steine
Post town: Brighton
County/Region: East Sussex
Postcode: BN1 1EJ
Country: UK.
DX: DX 2707 BRIGHTON 1
Telephone: 01273 664086

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

FILE COPY

CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 7319147

Charge code: 0731 9147 0004

The Registrar of Companies for England and Wales hereby certifies that a charge dated 26th May 2017 and created by LONDON ROAD REAL ESTATE LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 7th June 2017.

Given at Companies House, Cardiff on 15th June 2017

Companies House

THE OFFICIAL SEAL OF THE REGISTRAR OF COMPANIES

Account number	5 1 5 2 8 2 9	Date	2 6 0 5 2 0 1 7
Lender	**Paragon Bank PLC**		
Registered office	**51 Homer Road, Solihull, West Midlands B91 3QJ**	Registered No	**05390593**
Borrower	London Road Real Estate Limited Registration No. *(if applicable)*		
Property	58 Argyle Road Brighton BN1 4QD Title No. ESX380260		
Mortgage Condition	**The Paragon Mortgage Conditions (Second Edition)**		

1. Expressions used in this Legal Charge have the same meanings given to them in the Mortgage Conditions. Where any of the covenants or agreements contained in this Legal Charge are given by more than one person they shall be treated as having been given by those persons jointly and severally
2. The Borrower with full title guarantee charges the Property (including the gross rents, licence fees and any other money at any time derived from the Property) BY WAY OF LEGAL MORTGAGE with the payment of the Secured Amount
3. This Legal Charge incorporates, and is subject to, the Mortgage Conditions and the Offer and the Borrower covenants with the Lender to observe and comply with, and be bound by, the Mortgage Conditions and the Offer.
4. This Legal Charge is a continuing security for the payment and discharge of the Secured Amount.
5. This Legal Charge is made for securing further loans and the Lender is under an obligation to make further advances. Application is made to the Chief Land Registrar for a note to be entered on the registered title of the Property to that effect
6. The parties apply to the Chief Land Registrar for a restriction to be registered against the registered title to the effect that no disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the proprietor for the time being of the charge dated [/ /] in favour of Paragon Bank PLC Limited referred to in the charges register.

Signed as a deed by the Borrower or Executed as a deed by the Borrower acting by a Director

Borrower / Director 1	[redacted]	Borrower / Director 2	
Witness	Signature Name DEBORAH TITCOMB Address 11 HOWARD TERRACE BRIGHTON BN1 3TR	Witness	Signature Name Address
Borrower / Director 3		Borrower / Director 4	
Witness	Signature Name Address	Witness	Signature Name Address

We hereby certify this document to be a true copy of the original
D Edwards
Healys LLP.
2.6.2017.

Form of Legal Charge filed at the Land Registry under reference **MD 1413B**

Healys LLP
8/9 Old Steine
Brighton
BN1 1EJ
DX 2702 Brighton 1
01273 685888

Paragon Mortgages is a trading name of Paragon Mortgages (2010) Limited and Paragon Bank PLC. Paragon Bank PLC is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority

FMPBK12443 (04/2016)

paragon mortgages

APRIL | 2016

BUY-TO-LET

Legal charge

Paragon Bank PLC

0345 849 4040 0345 849 4041

pmlenquiries@paragon-group.co.uk www.paragon-mortgages.co.uk