

The electronic official copy of the register follows this message.

Please note that this is the only official copy we will issue. We will not issue a paper official copy.



Official copy of register of title

Title number SGL700215

Edition date 27.10.2016

- This official copy shows the entries on the register of title on 28 JAN 2020 at 11:39:21.
- This date must be quoted as the "search from date" in any official search application based on this copy.
- The date at the beginning of an entry is the date on which the entry was made in the register.
- Issued on 28 Jan 2020.
- Under s.67 of the Land Registration Act 2002, this copy is admissible in evidence to the same extent as the original.
- This title is dealt with by HM Land Registry, Croydon Office.

A: Property Register

This register describes the land and estate comprised in the title. Except as mentioned below, the title includes any legal easements granted by the registered lease but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

MERTON

- 1 (18.07.2008) The Leasehold land shown edged with red on the plan of the above title filed at the Registry and being Flat 113, Reed House, 21 Durnsford Road, London (SW19 8GW).

NOTE: Only the fourth floor flat is included in the title.
- 2 (18.07.2008) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:
Date : 25 June 2008
Term : 125 years from 28 December 2006
Parties : (1) David Wilson Homes Limited
(2) Kamario Limited
(3) BDW Trading Limited
(4) London Select Limited
(5) Omar Rahman
- 3 (18.07.2008) There are excepted from the effect of registration all estates, rights, interests, powers and remedies arising upon, or by reason of, any dealing made in breach of the prohibition or restriction against dealings therewith inter vivos contained in the Lease.
- 4 (18.07.2008) The registered lease dated 25 June 2008 grants the exclusive use of the fourth floor balcony tinted pink on the title plan.
- 5 (18.07.2008) The title includes any legal easements referred to in clause LR11.1 of the registered lease but is subject to any rights that are granted or reserved by the lease and affect the registered land.
- 6 (18.07.2008) The landlord's title is registered.

B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Title number SGL700215

Title absolute

- 1 (27.10.2016) PROPRIETOR: ANDREW JAMES BUGBY of Flat 113, Reed House, 21 Durnsford Road, London SW19 8GW.
- 2 (18.07.2008) RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate or by the proprietor of any registered charge is to be registered without a certificate signed by the proprietor for the time being of the estate registered under title numbers SGL643538, SGL643539 and SGL644504 or, if appropriate, signed on such proprietor's behalf by its secretary or conveyancer that the provisions of paragraphs 10 and 13 of the Third Schedule of the registered lease have been complied with.
- 3 (27.10.2016) The price stated to have been paid on 5 September 2016 was £400,000.

C: Charges Register

This register contains any charges and other matters that affect the land.

- 1 (27.10.2016) REGISTERED CHARGE dated 5 September 2016.
- 2 (27.10.2016) Proprietor: BANK OF SCOTLAND PLC (Scot. Co. Regn. No. SC327000) of Halifax Division, 1 Lovell Park Road, Leeds LS1 1NS.

End of register