

Title Number : WK356404

This title is dealt with by Land Registry, Gloucester Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

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This extract shows information current on 2 AUG 2010 at 10:21:33 and so does not take account of any application made after that time even if pending in the Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: WK356404
Address of Property	: 10 Prossers Walk, Coleshill, (B46 1BU)
Price Stated	: £82,750
Registered Owner(s)	: RICHARD MARK CLEWLEY of 10 Prossers Walk, Coleshill, Warks B46 1BU.
Lender(s)	: Nationwide Building Society Nationwide Building Society

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 2 AUG 2010 at 10:21:33. This copy does not take account of any application made after that time even if still pending in the Land Registry when this copy was issued.

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A: Property Register

This register describes the land and estate comprised in the title.

WARWICKSHIRE : NORTH WARWICKSHIRE

- 1 (18.08.1988) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 10 Prossers Walk, Coleshill, (B46 1BU).
- 2 (13.12.1994) The land has the benefit of the rights granted by but is subject to the rights reserved by the Transfer dated 30 November 1994 referred to in the Charges Register.

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 absolute

- 1 (01.02.2001) PROPRIETOR: RICHARD MARK CLEWLEY of 10 Prossers Walk, Coleshill, Warks B46 1BU.
- 2 (01.02.2001) The price stated to have been paid on 21 December 2000 was £82,750.
- 3 (01.02.2001) The Transfer to the proprietor contains a covenant to observe and perform the covenants referred to in the Charges Register and of indemnity in respect thereof.
- 4 (13.12.1994) RESTRICTION:-Except under an order of the registrar no transfer by the proprietor of the land is to be registered without a certificate from the secretary of Riverside (Coleshill) Management Company Limited of Riverside Court, Prossers Walk, Coleshill, Warwickshire that the transferee is a member of the said Company.

C: Charges Register

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

- 1 (18.08.1988) A Conveyance of the land in this title and other land dated 29 June 1988 made between (1) Father Hudsons Society and (2) Keeval Limited (Purchaser) contains the following covenants:-

"THE Purchaser hereby covenants with the Society and for the benefit of the Society's neighbouring property in Coleshill and each and every part thereof capable of benefiting that the Purchaser for itself and its successors in title will not use the property hereby conveyed or any part thereof or any building nor or hereafter erected thereon for any practice or procedure whose object or one of whose objects is the destruction of human life including (by way of prohibition) but without prejudice to the generality of the foregoing use of the property for

C: Charges Register continued

(a) all forms of abortion involving the deliberate destruction of the human embryo or foetus at any time after the moment of fertilisation and

(b) all forms of euthanasia or assisting to die (even if permitted by law) of any human being of any age and whether or not suffering from any physical or mental abnormality and

(c) the supply of all medicines chemicals or instruments of any kind for use in any practice or procedure prohibited by this Clause and

(d) "In vitro fertilisation" of human embryos or storage (whether by freezing or otherwise) of human embryos or experimental upon human beings or human embryos (except only where such experiments are carried out for the express benefit of the person or embryo upon whom such experiment is being carried out) or trans-species fertilisation or cloning or surrogate motherhood or artificial insemination or egg donation of human beings and

(e) As offices for counselling administration clerical or any other purpose whatsoever in connection with any practice or procedure prohibited by this clause"

- 2 (03.02.1994) A Wayleave Agreement and Consent dated 15 July 1993 made between (1) Sapcote & Sons Limited (Grantors) and (2) The Midland Electricity Board (Board) contains provisions in the following terms:-

"The Grantor(s) hereby give(s) the Company full and free licence and liberty and consent for the Company its servants workmen and others authorised by them to erect and or lay and use and thereafter from time to time repair inspect and maintain re-erect re-lay and remove electric lines either overhead or underground as the Company shall require for the transmission and distribution of electricity and the necessary service turrets poles stays ducts pipes and other apparatus appurtenant thereto (herein collectively referred to as "the said electric lines") (the right hereby granted to include the right to erect and or lay additional apparatus to that originally erected and laid in contradistinction from and in addition to the right already given to replace apparatus) over on and or under the said on the plan Nod. BA2390483 annexed hereto and for any of the purposes aforesaid to enter upon the said land to execute all or any of such works as aforesaid and to break up and excavate so much of the said land as may from time to time be necessary and remove and dispose of any surplus earth PROVIDED that in so doing the Company shall cause as little damage as may be to the said land and shall so far as practicable make good and restore the surface thereof

The said Agreement and Consent also contains the following conditions:-

"THE Grantor(s) hereby AGREE(S) with the Company:-

(i) That he/she/they will not erect or permit to be erected any building or erection of any kind whatsoever or plant any trees under over or in close proximity to the said electric lines without first obtaining the prior approval of the Company such approval not to be unreasonably withheld

(ii) Not to raise or lower the level of the said land which would in any way affect the rights hereby licensed

(iii) That he/she/they will on any sale lease or other disposition of the said land or any part thereof sell lease or dispose of such land subject to this agreement"

NOTE:-The said land referred to includes the land in this title.

- 3 (13.12.1994) A Transfer of the land in this title dated 30 November 1994 made between (1) William Sapcote & Sons Limited

C: Charges Register continued

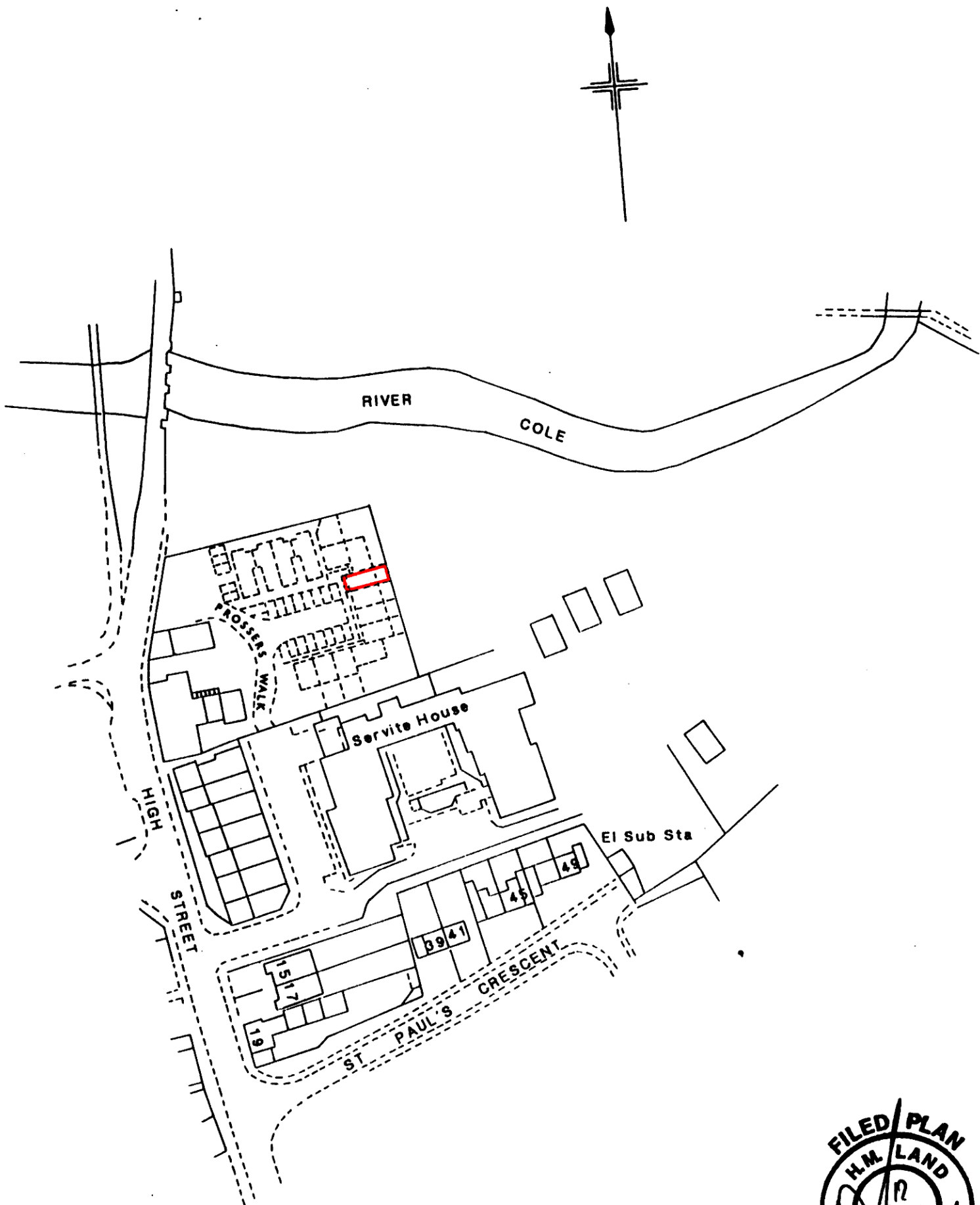
(Transferor) and (2) Jane Louise Tranter (Transferee) contains restrictive covenants.

NOTE: Copy in Certificate.

- 4 (13.12.1994) The Transfer dated 30 November 1994 referred to above contains a reservation of rentcharges as therein mentioned.
- 5 (13.12.1994) The Transfer dated 30 November 1994 referred to above contains a covenant to grant easements as therein mentioned.
- 6 (01.02.2001) REGISTERED CHARGE dated 21 December 2000 to secure the moneys including the further advances therein mentioned.
- 7 (01.02.2001) Proprietor: NATIONWIDE BUILDING SOCIETY of Nationwide House, Pipers Way, Swindon L SN38 1NW.
- 8 (01.02.2001) The Charge Certificate relating to the charge dated 21 December 2000 in favour of Nationwide Building Society is retained in Land Registry (Section 63 of the Land Registration Act 1925).
- 9 (29.03.2004) REGISTERED CHARGE dated 22 March 2004.
- 10 (29.03.2004) Proprietor: NATIONWIDE BUILDING SOCIETY of Nationwide House, Pipers Way, Swindon L SN38 1NW.
- 11 (29.03.2004) The proprietor of the Charge dated 22 March 2004 referred to above is under an obligation to make further advances. These advances will have priority to the extent afforded by section 49(3) Land Registration Act 2002.

End of register

LMT PTL		TITLE NUMBER	
H.M. LAND REGISTRY		WK356404	
ORDNANCE SURVEY PLAN REFERENCE	SP 1989 J		Scale 1/1250 Enlarged from 1/2500
COUNTY WARWICKSHIRE	DISTRICT NORTH WARWICKSHIRE	©Crown Copyright	



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