

Title Number : BK467593

This title is dealt with by HM 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.

Neither this extract nor the full copy is an 'Official Copy' of the register. An official copy of the register is admissible in evidence in a court to the same extent as the original. A person is entitled to be indemnified by the registrar if he or she suffers loss by reason of a mistake in an official copy.

This extract shows information current on 10 AUG 2019 at 21:05:14 and so does not take account of any application made after that time even if pending in HM Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: BK467593
Address of Property	: 1 Columba Gardens, Wokingham (RG40 1GB)
Price Stated	: £795,000
Registered Owner(s)	: MICHAEL JOHN WINDER and GEMMA LOUISE WINDER of 1 Columba Gardens, Wokingham RG40 1GB.
Lender(s)	: The Co-operative Bank PLC

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This is a copy of the register of the title number set out immediately below, showing the entries in the register on 10 AUG 2019 at 21:05:14. This copy does not take account of any application made after that time even if still pending in HM 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.

#### WOKINGHAM

- 1 The Freehold land shown edged with red on the plan of the above title filed at the Registry and being 1 Columba Gardens, Wokingham (RG40 1GB).
- 2 (02.04.2015) The land has the benefit of the rights granted by but is subject to the rights reserved by the Transfer dated 27 February 2015 referred to in the Charges Register.
- 3 (02.04.2015) The Transfer dated 27 February 2015 referred to above contains provisions as to light or air and boundary structures and a provision excluding the operation of section 62 of the Law of Property Act 1925 as therein mentioned.

### 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 (02.04.2015) PROPRIETOR: MICHAEL JOHN WINDER and GEMMA LOUISE WINDER of 1 Columba Gardens, Wokingham RG40 1GB.
- 2 (02.04.2015) The price stated to have been paid on 27 February 2015 was £795,000.
- 3 (02.04.2015) 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, not being a charge registered before the entry of this restriction is to be registered without a certificate signed by Foundry Court (Wokingham) Management Limited (Co. Regn. No. 9121728) of New Kings Court, Tollgate, Chandlers Ford, Eastleigh, SO53 3LG that the provisions of clauses 31.3 and 31.4 of the Transfer dated 27 February 2015 referred to in the Charges Register have been complied with.
- 4 (21.06.2017) RESTRICTION: 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 25 May 2017 in favour of The Co-operative Bank PLC referred to in the Charges Register.

### C: Charges Register

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

- 1 (02.04.2015) A Transfer of the land in this title dated 27 February 2015 made between (1) Bellway Homes Limited and (2) Michael John Winder and Gemma Louise Winder contains a grant of rentcharges as therein mentioned.

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## C: Charges Register continued

The said Deed also contains covenants.

-NOTE: Copy filed.

- 2 (02.04.2015) The Transfer dated 27 February 2015 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
- 3 (21.06.2017) REGISTERED CHARGE dated 25 May 2017.
- 4 (21.06.2017) Proprietor: THE CO-OPERATIVE BANK PLC (Co. Regn. No. 990937) of Platform, P.O. Box 3462, Cheadle Road, Leek ST13 9BG, trading as Platform.

End of register