

Title Number : LA796454

This title is dealt with by HM Land Registry, Fylde 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 19 SEP 2017 at 12:25:49 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	: LA796454
Address of Property	: 6 Duck Street, Clitheroe, (BB7 1LP)
Price Stated	: £52,500
Registered Owner(s)	: PAUL JAMES HOBDAY of 6 Duck Street, Clitheroe, Lancs BB7 1LP.
Lender(s)	: Nationwide Building Society

Title number LA796454

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 19 SEP 2017 at 12:25:49. 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.

LANCASHIRE : RIBBLE VALLEY

1 (14.04.1997) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 6 Duck Street, Clitheroe, (BB7 1LP).

2 (14.04.1997) The land tinted pink on the filed plan has the benefit of the following rights granted by a Conveyance of the land in this title and other land dated 24 August 1951 made between (1) Francis Herbert Porter and Mary Hartley Peel (Vendors) and (2) Ernest Crossley (Purchaser):-

AND TOGETHER ALSO with a right of way on foot only for the Purchaser and the occupiers for the time being of the said dwellinghouses and all other persons resorting to the said dwellinghouses over and along the passage way or road coloured green on the said plan to and from Duck Street aforesaid.

NOTE: Copy filed.

3 (14.04.1997) The land tinted pink on the filed plan has the benefit of the following rights granted by a Conveyance dated 27 March 1954 made between (1) Ernest Crossley and (2) Daisy Hargreaves:-

"Together also with a right of way at all times hereinafter for the Purchaser or other owner or owners for the time being of the premises hereby conveyed and her and their respective tenants and servants and all persons authorised by them respectively over and through the yard coloured green on the said plan."

NOTE: Copy filed.

4 (14.04.1997) The Conveyance dated 27 March 1954 referred to above contains the following provision:-

"AS between the property hereby conveyed and the adjoining property of the Vendor all rights of way to light air flow of water drainage and other easements or quasi easements shall remain as they have hitherto existed under one ownership and all walls (both interior and exterior) separating the property hereby conveyed from the said adjoining property of the Vendor shall henceforth be deemed to be party walls and shall be repaired and maintained as such accordingly."

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 (20.12.2001) PROPRIETOR: PAUL JAMES HOBDAY of 6 Duck Street, Clitheroe, Lancs BB7 1LP.

2 (20.12.2001) The price stated to have been paid on 19 December 2001 was £52,500.

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B: Proprietorship Register continued

- 3 (20.12.2001) RESTRICTION: Except under an order of the registrar no disposition or dealing by the proprietor of the land is to be registered or noted without the consent of the proprietor of the Charge dated 19 December 2001 in favour of Nationwide Building Society referred to in the Charges Register.

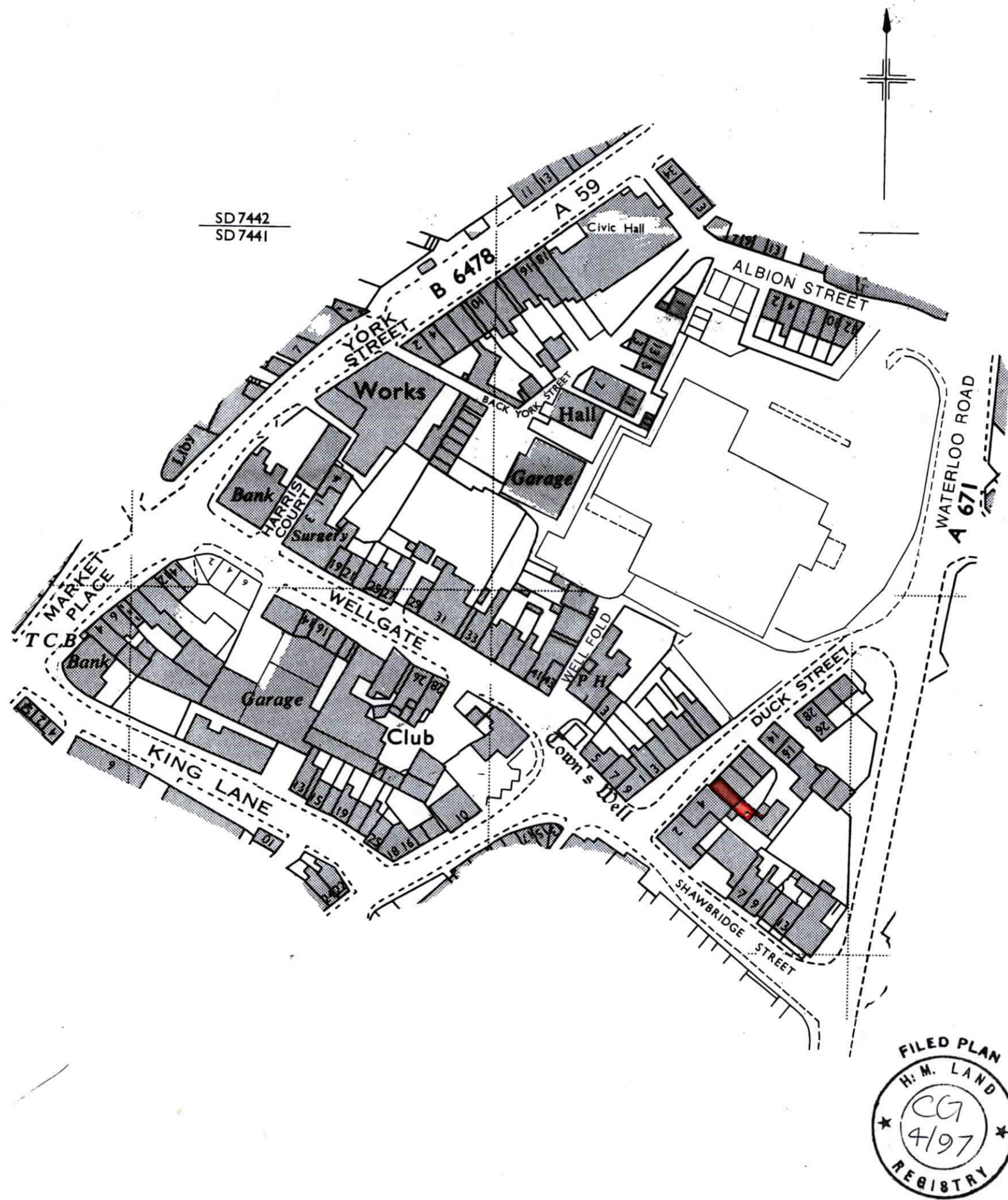
C: Charges Register

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

- 1 (20.12.2001) REGISTERED CHARGE dated 19 December 2001 to secure the moneys including the further advances therein mentioned.
- 2 (16.12.2008) Proprietor: NATIONWIDE BUILDING SOCIETY of Nationwide House, Pipers Way, Swindon L SN38 1NW.

End of register

H.M. LAND REGISTRY		TITLE NUMBER	
		LA796454	
ORDNANCE SURVEY PLAN REFERENCE	SD7441	SECTION Q	Scale 1/1250 Enlarged from 1/2500
COUNTY LANCASHIRE	DISTRICT RIBBLE VALLEY		© Crown copyright 1985



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