

MR01

Particulars of a charge

006878/23

Oyez



Go online to file this information  
[www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)

A fee is payable with this form  
Please see 'How to pay' on the last page

☒ **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 for**  
You may not use this form to  
register a charge where there is no  
instrument Use form MR08

For further information, please  
refer to our guidance at  
[www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)

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 scanned and placed on the public record. **Do not send the original.**



\*A5YZ0LJN\*

A27

27/01/2017

#299

COMPANIES HOUSE

FRIDAY

**1 Company details**

Company number 00047791

Company name in full Henry Cole & Company Limited

For official use

Filing in this form

Please complete in typescript or in  
bold black capitals

All fields are mandatory unless  
specified or indicated by \*

**2 Charge creation date**

Charge creation date 01/06/2017

**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 Nigel Peter Bone

Name Della Jane Bone

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

2

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

Brief description

Land and buildings at Hatchmoor Industrial Estate, Hatherleigh, Okehampton, EX20 3LP as registered under Title Numbers DN443412 and DN296683

✓

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

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 <sup>(1)</sup>

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

☐

<sup>(1)</sup> 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
Company name <b>Tanners Solicitors LLP</b>
Address <b>Lancaster House</b>
<b>Thomas Street</b>
<b>Cirencester</b>
Postcode <b>Gloucestershire</b>
County/Region
Postcode <b>G L 7 2 A X</b>
Country
DX <b>DX 39409 Cirencester</b>
Telephone
 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
<b>We may return forms completed incorrectly or with information missing</b>
<b>Please make sure you have remembered the following:</b>
<input type="checkbox"/> The company name and number match the information held on the public Register
<input type="checkbox"/> You have included a certified copy of the instrument with this form
<input type="checkbox"/> You have entered the date on which the charge was created
<input type="checkbox"/> You have shown the names of persons entitled to the charge
<input type="checkbox"/> You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8
<input type="checkbox"/> You have given a description in Section 4, if appropriate
<input type="checkbox"/> You have signed the form
<input type="checkbox"/> You have enclosed the correct fee
<input type="checkbox"/> 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:
<b>For companies registered in England and Wales:</b> The Registrar of Companies, Companies House, Crown Way, Cardiff, Wales, CF14 3UZ DX 33050 Cardiff
<b>For companies registered in Scotland:</b> 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)
<b>For companies registered in Northern Ireland:</b> 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 <a href="http://www.gov.uk/companieshouse">www.gov.uk/companieshouse</a> or email <a href="mailto:enquiries@companieshouse.gov.uk">enquiries@companieshouse.gov.uk</a>
This form is available in an alternative format. Please visit the forms page on the website at <a href="http://www.gov.uk/companieshouse">www.gov.uk/companieshouse</a>



**FILE COPY**

## **CERTIFICATE OF THE REGISTRATION OF A CHARGE**

Company number: 47791

Charge code: 0004 7791 0003

The Registrar of Companies for England and Wales hereby certifies that a charge dated 16th January 2017 and created by HENRY COLE & COMPANY LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 27th January 2017

D7

Given at Companies House, Cardiff on 2nd February 2017



**Companies House**



**THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES**

# CH1

PETER MARROW - SOLICITOR (Law Society No. 159983) of  
 THAMES VALLEY UNIVERSITY, Aylesbury, Bucks HP8 4AL

Reynolds & Reynolds LLP, Lombard House, Thomas Street, Gloucester,  
Newspaper, B17 2ND, Glos, UK

Conveyancer is a term used in this form. It is defined in rule 217A, Land Registration Rules 2003 and includes persons authorised under the Legal Services Act 2007 to provide reserved legal services relating to land registration and includes solicitors and licensed conveyancers

Each proprietor may give up to three addresses for service, one of which must be a postal address whether or not in the UK (including the postcode, if any). The others can be any combination of a postal address, a UK DX box number or an electronic address.

1	Title number(s) of the property DN443412 & DN296683
2	Property Land and buildings at Hatchmoor Industrial Estate, Hatherleigh, Okehampton, (EX20 3LP) and Land at Hatherleigh Industrial Estate, Hatherleigh, Devon
3	Date 16 <sup>th</sup> January 2017
4	Borrower Henry Cole & Company Limited  <u>For UK incorporated companies/LLPs</u> Registered number of company or limited liability partnership including any prefix 00047791  <u>For overseas companies</u> (a) Territory of incorporation  (b) Registered number in the United Kingdom including any prefix
5	Lender for entry in the register  Nigel Peter Bone and Della Jane Bone  <u>For UK incorporated companies/LLPs</u> Registered number of company or limited liability partnership including any prefix  <u>For overseas companies</u> (a) Territory of incorporation  (b) Registered number in the United Kingdom including any prefix
6	Lender's intended address(es) for service for entry in the register  Dinnwell, Livaton, South Tawton, Devon EX20 2PP

Place 'X' in any box that applies

Add any modifications

Place 'X' in the appropriate box(es)

You must set out the wording of the restriction in full

Standard forms of restriction are set out in Schedule 4 to the Land Registration Rules 2003

Insert details of the sums to be paid (amount and dates) and so on

7	<p>The borrower with</p> <p><input checked="" type="checkbox"/> full title guarantee</p> <p><input type="checkbox"/> limited title guarantee</p> <p>charges the property by way of legal mortgage as security for the payment of the sums detailed in panel 9</p>
8	<p><input type="checkbox"/> The lender is under an obligation to make further advances and applies for the obligation to be entered in the register</p> <p><input checked="" type="checkbox"/> The borrower applies to enter the following standard form of restriction in the proprietorship register of the registered estate</p> <p>No disposition of the registered estate by the proprietor of the registered estate or by the proprietor of any registered charge is to be registered without a written consent signed by Nigel Peter Bone and Della Jane Bone or their conveyancer</p>
9	<p>Additional provisions</p> <p>9 1 In this charge</p> <p>9 1 1 "the Loan" means the sum of Six hundred thousand pounds (£600,000)</p> <p>9 1 2 "Interest Payment" means the sum of Two thousand five hundred pounds per month</p> <p>9 1 3 "Payment Date" means the [ 16<sup>th</sup> ] day of every month [the first Payment Date falling one month after completion]</p> <p>9 2 The Borrower covenants with the Lender to</p> <p>9 2 1 repay the Loan to the Lender on [ 16<sup>th</sup> January ] 2019-2020</p> <p>9 2 2 pay the Interest Payment to the Lender on each Payment Date commencing on [ 16<sup>th</sup> February ] 2019-2020 until the Loan has been repaid</p> <p>9 2 3 keep the Property in good substantial repair</p> <p>9 2 4 keep the Property insured against fire and other contingencies (as required from time to time by the Lender) to its full value with responsible insurers in the joint names of the Borrower and the Lender and to hold any insurance monies received in respect of the Property as trustee for the Lender until the Loan is repaid</p> <p>9 2 6 Observe and perform any restrictive and other covenants and stipulations affecting the Property</p> <p>9 2 7 Punctually pay all outgoings in respect of the Property</p> <p>9 2 8 permit the Lender entry to the Property on reasonable written notice and during reasonable hours to inspect the Property</p> <p>9 3 If the Borrower fails to pay any Interest Payment to the Lender not later than 14 days after the relevant Payment</p>

Date the Loan shall become immediately due and payable

- 9 5 No power of leasing conferred by any statute shall be exercised by the Borrower except with the consent in writing of the Lender
- 9 6 Section 103 of the Law of Property Act 1925 shall not apply to this charge
- 9 7 The power of sale conferred upon mortgagees by the Law of Property Act 1925 shall be extended so as to authorise any person exercising it to do so by selling the property or any part of it in such manner and on such conditions as to payment of the purchase price and otherwise as the Lender may think fit
- 9 8 Section 93 of the Law of Property Act 1925 (restricting the Lender's right of consolidation) shall not apply to this security
- 9 9 The obligations of the Borrower under this charge are the joint and several obligation of the persons named herein as the Borrower

The borrower must execute this charge as a deed using the space opposite. If there is more than one borrower, all must execute. Forms of execution are given in Schedule 9 to the Land Registration Rules 2003. If a note of an obligation to make further advances has been applied for in panel 8 this document must be signed by the lender or its conveyancer

10 Execution

**SIGNED AS A DEED** by  
**HENRY COLE & COMPANY**  
**LIMITED** by

[ ], a director  
in the presence of

Signature of witness

Name (in BLOCK CAPITALS)

Address

**SIGNED AS A DEED** by  
**NIGEL PETER BONE**  
in the presence of

Signature of witness

Name (in BLOCK CAPITALS)

DAVID NICHOLLS

Address THE FORUM, BARNFIELD ROAD  
EXETER DEVON EX1 1QR

**SIGNED AS A DEED** by

**DELLA JANE BONE**

in the presence of

Signature of witness

Name (in BLOCK CAPITALS)

DAVID NICHOLLS

Address THR Forum, BARNFIELD ROAD,  
EXETER DEVON EX1 1QR

**WARNING**

If you dishonestly enter information or make a statement that you know is, or might be, untrue or misleading, and intend by doing so to make a gain for yourself or another person, or to cause loss or the risk of loss to another person, you may commit the offence of fraud under section 1 of the Fraud Act 2006, the maximum penalty for which is 10 years' imprisonment or an unlimited fine, or both

Failure to complete this form with proper care may result in a loss of protection under the Land Registration Act 2002 if, as a result, a mistake is made in the register

Under section 66 of the Land Registration Act 2002 most documents (including this form) kept by the registrar relating to an application to the registrar or referred to in the register are open to public inspection and copying. If you believe a document contains prejudicial information, you may apply for that part of the document to be made exempt using Form EX1, under rule 136 of the Land Registration Rules 2003

© Crown copyright (ref LR/HO) 08/15