

MR01  
Particulars of a charge

255408/23



Companies House



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 the form is 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.  
It must be scanned and placed on the public record. **Do not send the original**



\*A6M84Q88\*

A17

28/12/2017

#322

COMPANIES HOUSE

THURSDAY

**1 Company details**

Company number 00670176

Company name in full BELLWAY HOMES LIMITED

470 For official use

→ **Filling 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 22/12/2017

**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 LANDS IMPROVEMENT HOLDINGS LANDMATCH S.A R.L.

Name

Name

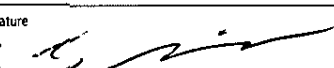
Name

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

Particulars of a charge

|                   |   |  |
|-------------------|---|--|
| 4                 | <b>Brief description</b>  |  |
| Brief description | <p>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.</p> <p>ALL AND WHOLE THE AREA OF LAND AT FARDALEHILL, KILMARNOCK SHOWN DELINEATED IN BLUE AND TINTED YELLOW ON THE PLAN ANNEXED AND SUBSCRIBED TO THE STANDARD SECURITY, FOR MORE DETAILS PLEASE REFER TO THE INSTRUMENT</p> | <p>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".</p> <p>Please limit the description to the available space.</p> |
| 5                 | <b>Other charge or fixed security</b>   |  |
|                   | <p>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.</p> <p><input type="checkbox"/> Yes</p> <p><input checked="" type="checkbox"/> No</p>   |  |
| 6                 | <b>Floating charge</b>  |  |
|                   | <p>Is the instrument expressed to contain a floating charge? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes Continue</p> <p><input checked="" type="checkbox"/> No Go to <b>Section 7</b></p> <p>Is the floating charge expressed to cover all the property and undertaking of the company?</p> <p><input type="checkbox"/> Yes</p>   |  |
| 7                 | <b>Negative Pledge</b>  |  |
|                   | <p>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.</p> <p><input type="checkbox"/> Yes</p> <p><input checked="" type="checkbox"/> No</p>   |  |
| 8                 | <b>Trustee statement <sup>①</sup></b>   |  |
|                   | <p>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.</p> <p><input type="checkbox"/></p>   | <p><sup>①</sup> This statement may be filed after the registration of the charge (use form MR06).</p>  |
| 9                 | <b>Signature</b>  |  |
| Signature         | <p>Please sign the form here.</p> <p>Signature</p> <p>X  X</p> <p>AGENT FOR THE CHARGE</p> <p>This form must be signed by a person with an interest in the charge.</p>   |  |

# 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 JAMIE REID

Company name GILLESPIE MACANDREW LLP

Address 5 ATHOLL CRESCENT

Post town EDINBURGH

County/Region

Postcode E H 3 8 E J

Country SCOTLAND

DX ED113 EDINBURGH 1

Telephone 0131 225 1677



### 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

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☐ The company name and number match the information held on the public Register.
- ☐ You have included a certified copy of the instrument with this form.
- ☐ You have entered the date on which the charge was created.
- ☐ You have shown the names of persons entitled to the charge.
- ☐ You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8.
- ☐ You have given a description in Section 4, if appropriate.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.
- ☐ 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:

**For companies registered in England and Wales:**

The Registrar of Companies, Companies House,  
Crown Way, Cardiff, Wales, CF14 3UZ.  
DX 33050 Cardiff.

**For companies registered in Scotland:**

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).

**For companies registered in Northern Ireland:**

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 [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

This form is available in an alternative format. Please visit the forms page on the website at [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)



FILE COPY

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

Company number: 670176

Charge code: 0067 0176 0470

The Registrar of Companies for England and Wales hereby certifies that a charge dated 22nd December 2017 and created by BELLWAY HOMES LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 28th December 2017.

Given at Companies House, Cardiff on 8th January 2018



**Companies House**



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES

# **GILLESPIE MACANDREW**

**STANDARD SECURITY (DEFERRED PRICE)**

**BY**

**BELLWAY HOMES LIMITED**

**IN FAVOUR OF**

**LANDS IMPROVEMENT HOLDINGS LANDMATCH S.À R.L.**

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Subjects: **Phase 2 at Fardalehill, Kilmarnock**

GILLESPIE MACANDREW LLP  
5 Atholl Crescent, Edinburgh  
DX ED113  
(EDINBURGH – 1)  
FAS: 5432

**2017**  
**REF/ JR2/DMCC/L.11729.18**

Edinburgh 15/12/2017  
We hereby certify this to be  
a true and authentic copy  
of the original  
*Shoosmiths LLP*  
Shoosmiths  
Saltire Court  
20 Castle Terrace  
Edinburgh EH1 2EN

We, **BELLWAY HOMES LIMITED**, incorporated under the Companies Acts (Registered Number 670176) and having its Registered Office at Seaton Burn House, Dudley Lane, Seaton Burn, Newcastle-upon-Tyne, NE13 6BE (hereinafter referred to as "the Purchaser") **CONSIDERING** that we have purchased from **LANDS IMPROVEMENT HOLDINGS LANDMATCH S.à r.l.**, a "société à responsabilité limitée", organised and existing under the laws of Luxembourg, with its Registered Office sometime at 2 - 8 avenue Charles de Gaulle, L - 1653 Luxembourg then at 28, boulevard Royal, L-2449 Luxembourg and now at Avenue Gaston Diderich 5, L-1420 Luxembourg and registered with the R.C.S. Luxembourg under number B168508 (hereinafter referred to as "the Seller") the property extending to 8.25 acres or thereby at the Seller's development at Fardalehill, Kilmarnock being the plot or area of land more particularly described in disposed by and shown outlined in red on Plan 1 annexed to disposition by the Seller in our favour dated on or around the date hereof and to be registered in the Land Register of Scotland of even date herewith (the "Larger Property"), pursuant to missives between the Purchaser and Gillespie Macandrew LLP on behalf of the Seller being dated 6<sup>th</sup> and 7<sup>th</sup> December 2017 (hereinafter referred to as "the Missives"); **FURTHER CONSIDERING** that in security of the outstanding obligations incumbent upon the Purchaser in terms of Clause 2.1.2 of the Missives the Purchaser has agreed to grant these presents, **NOW THEREFORE** the Purchaser hereby **GRANTS** a Standard Security in favour of the Seller over **ALL** and **WHOLE** that area of land shown delineated in blue and tinted yellow on the plan annexed and subscribed as relative hereto forming part and portion of the Larger Property; which said Larger Property forms part and portion of **ALL** and **WHOLE** the subjects lying on the west side of Western Road, Kilmarnock registered in the Land Register of Scotland under Title Number AYR11989; Together with the whole parts, privileges and pertinents thereof and our whole right, title and interest present and future therein and thereto; /

/The standard conditions specified in Schedule 3 to the Conveyancing and Feudal Reform (Scotland) Act 1970 and any lawful variation thereof operative for the time being shall apply but excepting therefrom standard condition 2 and we agree that the Standard Conditions shall be varied in accordance with the Missives and also as follows: for the purposes of standard condition 12 the Purchaser shall not be liable for the expenses of the preparation and execution of the standard security and any variation, restriction and discharge thereof; And we grant warrandice; IN WITNESS WHEREOF these presents typewritten on this and the preceding page together with the plan annexed and subscribed as relative hereto are executed by us the said Bellway Homes Limited as follows:

For Bellway Homes Limited

M. M. M.  
Director/Secretary/Authorised Signatory

Keith Adey  
Full name of party signing

13/12/17  
Date of signing

Seaton Burn  
Place of signing (Town)

M. M. M.  
Director/Secretary/Authorised Secretary

Simon Scargall  
Full name of party signing

13/12/17  
Date of Signing

Seaton Burn  
Place of signing (Town)

