

241043 | 26

In accordance with
Section 860 of the
Companies Act 2006.

MG01

Particulars of a mortgage or charge



"AKDJREC7"

A19

23/10/2009

15

COMPANIES HOUSE

FRIDAY

A fee is payable with this form.

We will not accept this form unless you send the correct fee.

Please see 'How to pay' on the last page.

☒ **What this form is for**
You may use this form to register
particulars of a mortgage or charge
in England and Wales or Northern
Ireland.

☐ **What this form is NOT for**
You cannot use this form to register
particulars of a charge for a Scottish
company. To do this, please use
form MG01s.

For further information, please
refer to our guidance at
www.companieshouse.gov.uk

1 Company details		26	For official use
Company number	00955934	→ Filling in this form Please complete in typescript or in bold black capitals. All fields are mandatory unless specified or indicated by *	
Company name in full	Rightacres Property Co. Limited (the "Company")		
2 Date of creation of charge			
Date of creation	d0 d8 m1 m0 y2 y0 y0 y9		
3 Description			
Please give a description of the instrument (if any) creating or evidencing the charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'.			
Description	Assignment and Charge of Contracts		
4 Amount secured			
Please give us details of the amount secured by the mortgage or charge.			
Amount secured	All indebtedness and all obligations or liabilities of any kind which may now or at any time in the future be due, owing or incurred by the Company to the Bank, whatever their nature or basis, in any currency or currencies and however they are described together with Interest and Expenses ("Secured Obligations").		
		Continuation page Please use a continuation page if you need to enter more details.	

MG01**Particulars of a mortgage or charge****5 Mortgagee(s) or person(s) entitled to the charge (if any)**

Please give the name and address of the mortgagee(s) or person(s) entitled to the charge.

Continuation page

Please use a continuation page if you need to enter more details.

Name AIB Group (UK) Plc ("the Bank")

Address P.O. Box 4, 4 Queens Square, Belfast, Co. Atrim

Postcode B T 1 3 D J

Name

Address

Postcode

6 Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged.

Continuation page

Please use a continuation page if you need to enter more details.

Short particulars

1. The Company, as a continuing security for the payment, discharge and performance of the Secured Obligations:

1.1 Assignment by way of security

assigns absolutely to the Bank all its rights, title and interest in the following assets:

1.1.1 the Charged Contracts;

1.1.2 the Contract Proceeds; and

1.1.3 the Insurance Proceeds

in each case to the fullest extent capable of assignment and subject to re-assignment on redemption

1.2 First fixed charge

charges in favour of the Bank, by way of first fixed charge the following assets:

1.2.1 the Charged Contractors;

1.2.2 the Contract Proceeds; and

1.2.3 the Insurance Proceeds

in each case excluding those Charged Contracts, Contract Proceeds or Insurance Proceeds which have been validly and effectitvely assigned to the Bank pursuant to paragraph 1.1 above and also:

1.2.4 any monies (including any deposit, advance or instalment payment) payable to the Company for or in connection with the disposal (by whatever means and whether or not permitted by this deed) of the Charged Contracts or any interest in the Charged Contracts.

MG01**Particulars of a mortgage or charge****7 Particulars as to commission, allowance or discount (if any)**

Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his:

- subscribing or agreeing to subscribe, whether absolutely or conditionally, or
- procuring or agreeing to procure subscriptions, whether absolute or conditional,

for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered.

Commission allowance
or discount

N/A

8 Delivery of instrument

You must deliver the original instrument (if any) creating or evidencing the charge and these prescribed particulars to the Registrar of Companies within 21 days after the date of creation of the charge (section 860). If the property is situated and the charge was created outside the United Kingdom (UK), you must deliver the information to the Registrar within 21 days after the date on which the instrument could have been received in the UK in the normal course of post and assuming you had posted it promptly (section 866).

We will accept a verified copy of the instrument creating the charge where the property charged is situated and the charge was created outside the UK (section 870). The company or the person who has delivered the copy to the Registrar must verify it to be a correct copy and sign it. Where a body corporate gives the verification, an officer of that body must sign it. We will also accept a verified copy where section 867(2) applies (property situated in another part of UK).

9 Signature

Please sign the form here.

Signature

Signature

X

Eversheds LLP

X

This form must be signed by a person with an interest in the registration of the charge.

MG01

Particulars of a mortgage or 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 and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record.

Contact name David Emberson

Company name Eversheds LLP

Address 1 Callaghan Square

Cardiff

Post town Cardiff

County/Region

Postcode C F 1 0 5 B T

Country

DX DX 33016 Cardiff

Telephone 0845 497 9797



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 the original deed with this form.
- ☐ You have entered the date the charge was created.
- ☐ You have supplied the description of the instrument.
- ☐ You have given details of the amount secured by the mortgagee or chargee.
- ☐ You have given details of the mortgagee(s) or person(s) entitled to the charge.
- ☐ You have entered the short particulars of all the property mortgaged or charged.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.



Important information

Please note that all information on this form will appear on the public record.



How to pay

A fee of £13 is payable to Companies House in respect of each mortgage or charge.

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,
First Floor, Waterfront Plaza, 8 Laganbank Road,
Belfast, Northern Ireland, BT1 3BS.
DX 481 N.R. Belfast 1.



Further information

For further information, please see the guidance notes on the website at www.companieshouse.gov.uk or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.companieshouse.gov.uk



FILE COPY

CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

Pursuant to section 869(5) & (6) of the Companies Act 2006

COMPANY NO. 955934

CHARGE NO. 26

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT AN ASSIGNMENT AND CHARGE OF
CONTRACTS DATED 8 OCTOBER 2009 AND CREATED BY
RIGHTACRES PROPERTY CO. LIMITED FOR SECURING ALL
MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO
AIB GROUP (UK) PLC ON ANY ACCOUNT WHATSOEVER WAS
REGISTERED PURSUANT TO CHAPTER 1 PART 25 OF THE
COMPANIES ACT 2006 ON THE 23 OCTOBER 2009

GIVEN AT COMPANIES HOUSE, CARDIFF THE 25 OCTOBER
2009

DX
JEL



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES