

**Particulars of a mortgage or charge**

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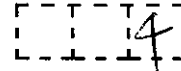
Pursuant to section 395 of the Companies Act 1985

Please complete
legibly, preferably
in black type or
bold block
lettering

*Insert full name
of company

To the Registrar of Companies

For official use Company number



1589762

Name of company

* BODDINGTONS LIMITED

Date of creation of the charge

23 April 1997

Description of the instrument (if any) creating or evidencing the charge (note 2)

Mortgage

Amount secured by the mortgage or charge

All monies and liabilities now due or which may become due
from this Company to Lloyds Bank plc

4.

Names and addresses of the mortgagees or persons entitled to the charge

Lloyds Bank plc Bedford Regional Security Centre

P O Box 534 34 High Street Bedford

Postcode MK40 1XY

Presentor's name, address and
reference (if any):

Penn Sassoli & Company
20A Market Hil
Royston Herts SG8 9JG

For official use
Mortgage section

Post room



Time critical reference

Short particulars of all the property mortgaged or charged

(A) By way of legal mortgage the ~~freehold~~ ^{leasehold} property known as Units 9 and 10 Chelmsford Road Industrial Estate Durmow Essex including the entirety of the property comprised in a Lease dated 23 April 1997 made between Robin Michael Boddington (1) and Boddingtons Limited (2) together with all buildings and fixtures thereon.

(B) By way of floating charge all moveable plant, machinery, implements, utensils, furniture, goods and equipment now or from time to time placed on or used in or about the above property.

(C) By way of assignment the goodwill of the business (if any) carried on by the Company at the above premises.

(D) By way of assignment the benefit of all guarantees or covenants by any surety or sureties of any of the lessee's obligations under any existing lease or underlease of the mortgaged premises.

(E) By way of fixed charge such share or shares in any residents' or management company connected with the mortgaged premises and all rights, benefits and advantages at any time arising in respect of the same.

Please do not write in this margin

Please complete legibly, preferably in black type or bold block lettering

Particulars as to commission allowance or discount (note 3)

nil

Signed

Date 24 April 1997

On behalf of ~~company~~ [mortgagee/chargee]*

*Delete as appropriate

Notes

1. The original instrument (if any) creating or evidencing the charge, together with these prescribed particulars correctly completed must be delivered to the Registrar of Companies within 21 days after the date of creation of the charge (section 395). If the property is situated and the charge was created outside the United Kingdom delivery to the Registrar must be effected within 21 days after the date on which the instrument could in due course of post, and if dispatched with due diligence, have been received in the United Kingdom (section 398). A copy of the instrument creating the charge will be accepted where the property charged is situated and the charge was created outside the United Kingdom (section 398) and in such cases the copy must be verified to be a correct copy either by the company or by the person who has delivered or sent the copy to the registrar. The verification must be signed by or on behalf of the person giving the verification and where this is given by a body corporate it must be signed by an officer of that body. A verified copy will also be accepted where section 398(4) applies (property situate in Scotland or Northern Ireland) and Form No. 398 is submitted.
2. A description of the instrument, eg "Trust Deed", "Debenture", "Mortgage" or "Legal charge", etc, as the case may be, should be given.
3. In this section there should be inserted the amount or rate per cent. of the commission, allowance or discount (if any) paid or made either directly or indirectly by the company to any person in consideration of his;
 - (a) subscribing or agreeing to subscribe, whether absolutely or conditionally, or
 - (b) procuring or agreeing to procure subscriptions, whether absolute or conditional, for any of the debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered.
4. If any of the spaces in this form provide insufficient space the particulars must be entered on the prescribed continuation sheet.

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Particulars of a mortgage or charge (continued)

Continuation sheet No. 1
to Forms Nos 395 and 410 (Scot)

Company number

1589762

Please complete
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bold block lettering

Name of company

BODDINGTONS LIMITED

Limited*

*Delete if
inappropriate

Description of the instrument creating or evidencing the mortgage or charge (continued) (note 2)

~~(F) By way of assignment the right to receive and the full
benefit of all rentals payable to the Company by any tenant
(present or future) of the mortgaged premises.~~

Amount due or owing on the mortgage or charge (continued)

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Names, addresses and descriptions of the mortgagees or persons entitled to the charge (continued)

Page 3

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Please complete
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(F) By way of assignment the right to receive and the full benefit of all rentals payable to the Company by any tenant (present or future) of the mortgaged premises.

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FILE COPY



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

Pursuant to section 401(2) of the Companies Act 1985

COMPANY No. 01589762

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A MORTGAGE DATED THE 23rd APRIL 1997 AND CREATED BY BODDINGTONS LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO LLOYDS BANK PLC ON ANY ACCOUNT WHATSOEVER WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 26th APRIL 1997.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 30th APRIL 1997.

W. Grandon
W. GRANDON

for the Registrar of Companies



COMPANIES HOUSE

Post
M
30/4