



Registration of a Charge

Company Name: **CROYDON BUSINESS CENTRE LIMITED**

Company Number: **01915030**



Received for filing in Electronic Format on the: **13/09/2022**

XBCG9CW2

Details of Charge

Date of creation: **06/09/2022**

Charge code: **0191 5030 0053**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **FLAT 1, 22 ST. MARY'S ROAD, LONDON, SE25 6UT AND FLAT 2, 22 ST. MARY'S ROAD, LONDON, SE25 6UT AND FLAT 3, 22 ST. MARY'S ROAD, LONDON, SE25 6UT AND FLAT 4, 22 ST. MARY'S ROAD, LONDON, SE25 6UT AND FLAT A, 13 OLIVER AVENUE, LONDON, SE25 6TY**

Authentication of Form

This form was authorised by: **a person with an interest in the registration of the charge.**

Authentication of Instrument

Certification statement: **I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **RUSSELL & RUSSELL**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 1915030

Charge code: 0191 5030 0053

The Registrar of Companies for England and Wales hereby certifies that a charge dated 6th September 2022 and created by CROYDON BUSINESS CENTRE LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 13th September 2022 .

Given at Companies House, Cardiff on 14th September 2022

The above information was communicated by electronic means and authenticated
by the Registrar of Companies under section 1115 of the Companies Act 2006

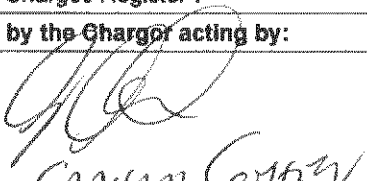


Companies House



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

MORTGAGE DEED

Date	6 th September 2022 (for)		
The Bank	Aldermore Bank PLC (registered number: 947662) whose registered office is Apex Plaza, Forbury Road, Reading, RG1 1AX (and its transferees as described in the Mortgage Conditions)		
Mortgage Conditions	The Aldermore Bank PLC Commercial Mortgage Conditions 2020		
The Chargor (insert full name(s))	Croydon Business Centre Limited		
Registered Number (if applicable):	01915030		
Registered Address or address:	16 South End Croydon CR0 1DN		
Property (insert full address)	Flat 1 22 St. Mary's Road London SE25 6UT Flat 2 22 St. Mary's Road London SE25 6UT Flat 3 22 St. Mary's Road London SE25 6UT Flat 4 22 St. Mary's Road London SE25 6UT Flat A 13 Oliver Avenue London SE25 6TY		
Title Number:	SGL626435 SGL503483 SGL495950 SGL574556 SGL623411		
1. This Mortgage Deed incorporates the Mortgage Conditions, a copy of which has been received by the Chargor. 2. The Chargor as legal and beneficial owner, with full title guarantee and as continuing security for the Secured Amounts (as that term is defined in the Mortgage Conditions), hereby charges the Property by way of first legal mortgage in favour of the Bank as security for the payment and discharge of the Secured Amounts. 3. This Mortgage Deed secures additional borrowing but the Bank is not obliged to make additional borrowing. 4. The Chargor agrees to pay the Secured Amounts (as that term is defined in the Mortgage Conditions) in accordance with the terms of the Mortgage Conditions and otherwise to comply with the Mortgage Conditions. 5. The Chargor hereby applies to the Registrar to enter the following restriction against the title(s) above referred to: "No disposition of the registered estate by the proprietor of the registered estate or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction is to be registered without a written consent signed by the proprietor for the time being of the mortgage deed dated (this charge) in favour of Aldermore Bank PLC referred to in the Charges Register".			
Executed as a Deed by the Chargor acting by:			
Director signature:	 Director full name: GRAHAM CORNS (in block capitals)		
Director/Secretary signature:	 Director/Secretary full name: ADAM SIELNICKI (in block capitals)		
In the presence of:			
Witness signature:	 Witness full name: MOHAMMAD KARIM (in block capitals)		
Witness address:	74 Southbridge Road Croydon, CR0 1AE		
Executed as a Deed by You:			

<p>Full name: (in block capitals) <i>GRAHAM LOTTEN</i></p>	
<p>Witness signature: <i>MR</i></p> <p>Witness full name: <i>MOHAMMAD KARIM</i> (in block capitals)</p>	<p>Witness address: <i>74 SOUTHBRIDGE ROAD</i> <i>CROYDON, CRO 1AE</i></p>

R.P.

Form of Mortgage Deed filed at HM Land Registry under reference MD1226W.