

**M**305122/13  
**395**

CHFP078

**Particulars of a mortgage or charge**<sup>13</sup>  
A fee of ~~£10~~ is payable to Companies House in respect of each register entry for a mortgage or charge.Please do not  
write in  
this margin

Pursuant to section 395 of the Companies Act 1985

Please complete  
legibly, preferably  
in block type, or  
bold block letteringTo the Registrar of Companies  
(Address overleaf - Note 6)

For official use

Company number

2 | |

03314297

Name of company

\* insert full name  
of company

Ableway Developments Limited

Date of creation of the charge

16th August 2007

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

03

Legal Mortgage

Amount secured by the mortgage or charge

04

All money and liabilities whatever, whenever and howsoever incurred by the Company whether now or in the future.

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

26

HSBC Bank plc, whose registered office is at 8 Canada Square, in the City of London.

Postcode E14 5HQ

Presentor's name address and  
reference (if any):CORNISH VENNING  
DX 151780 PENANCE 5  
NS/KL/AGL 00003/010

Time critical reference

For official Use  
Mortgage SectionFRIDAY  
SAT

A31	*A07QQSD2*	24/08/2007	9
COMPANIES HOUSE			
A13		18/08/2007	710
COMPANIES HOUSE			

## Short particulars of all the property mortgaged or charged

The property at  
Freehold property known as  
Fernhill Guesthouse  
St Ives Road  
Carbis Bay  
St Ives Cornwall

T  
OS

Please do not  
write in this  
margin

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

with the benefit of all rights, licences, guarantees, rent, deposits contracts, deeds, undertakings and warranties relating to the property;

any shares or membership rights in any management company for the Property;

any goodwill of any business from time to time carried on at the Property;

any rental and other money payable under any lease, licence or other interest created in respect of the Property; and

all other payments whatever in respect of the Property.

### Particulars as to commission allowance or discount (note 3)

Signed Cornish Vennia Date 16 August 2007

On behalf of [company] [mortgagee/chargee]†

13  
A fee of £20 is  
payable to  
Companies House  
in respect of each  
register entry for  
a mortgage or  
charge  
(See Note 5)

† 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 situated 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.
- 5 Cheques and Postal Orders are to be made payable to Companies House.
- 6 The address of the registrar of Companies is -  
Companies House, Crown Way, Cardiff CF14 3UZ.

FILE COPY



## CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

COMPANY No 03314297

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A LEGAL MORTGAGE DATED THE 16th AUGUST 2007 AND CREATED BY ABLEWAY DEVELOPMENTS LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO HSBC BANK PLC ON ANY ACCOUNT WHATSOEVER WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 24th AUGUST 2007

GIVEN AT COMPANIES HOUSE, CARDIFF THE 31st AUGUST 2007.

*Ax. Stacey*



*Companies House*  
— for the record —



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES