

Particulars of a mortgage or charge**395****M**Please do not
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Pursuant to section 395 of the Companies Act 1985

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

To the Registrar of Companies

For official use

Company number

[] [] [] [] [] []

3343045

Name of company

* ADDISON DEVELOPMENTS LIMITED

* insert full name
of company

Date of creation of the charge

13th February 1998

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

Charge creating a charge by way of legal mortgage but in so far as the
payment to be secured could not be so secured then an equitable charge.

Amount secured by the mortgage or charge

All moneys covenanted to be paid to the Chargees under Clause 1 of the
Charge being such moneys as the Chargees shall be entitled to under the
terms of Clause 4(5) of a Transfer dated 13th February 1998 by the
Chargees to the Company

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

The Wardens and Commonalty of the Mystery of Goldsmiths of the City of
London of Goldsmiths' Hall Foster Lane London EC2V 6BN (herein called
the 'Chargees').Presenter's name address and
reference (if any):Tweedie & Prideaux
5 Lincoln's Inn Fields
London
WC2A 3BT

Tel: 0171 405 1234 Ref: CRS

Time critical reference

For official use
Mortgage Section

Post room



Short particulars of all the property mortgaged or charged

1. The freehold land comprised in Title Number LN69588, being 40,41,42,42a and 43 Bow Lane and 67,68,69 and 70 Watling Street, London EC4
2. The freehold land comprised in Title Number LN69332, being 71 Watling Street, London EC4.
3. The freehold land comprised in Title Number NGL723493, being 4 Well Court, London EC4

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lettering

Particulars as to commission allowance or discount (note 3)

Nil

Signed

Thredie & Pridmore

Date

19th February 1998

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.

FILE COPY



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

COMPANY No. 03343045

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A CHARGE (CREATING A CHARGE BY WAY OF LEGAL MORTGAGE BUT IN SO FAR AS THE PAYMENT TO BE SECURED COULD NOT BE SECURED, THEN AN EQUITABLE CHARGE) DATED THE 13th FEBRUARY 1998 AND CREATED BY ADDISON DEVELOPMENTS LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO THE WARDENS AND COMMONALTY OF THE MYSTERY OF GOLDSMITHS OF THE CITY OF LONDON UNDER CLAUSE 1 OF THE CHARGE BEING SUCH MONEYS AS THE WARDENS AND COMMONALTY OF THE MYSTERY OF GOLDSMITHS OF THE CITY OF LONDON SHALL BE ENTITLED TO UNDER THE TERMS OF CLAUSE 4(5) OF A TRANSFER DATED 13th FEBRUARY 1998 WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 20th FEBRUARY 1998.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 23rd FEBRUARY 1998.

A handwritten signature in ink, appearing to be 'M. J. ...', written over a circular stamp that contains the text 'M. J. ...'.

for the Registrar of Companies

Post

A large, stylized handwritten signature in ink, possibly reading 'JP'.

C O M P A N I E S H O U S E