



**Registration of a Charge**

Company name: **SERVICEPOWER TECHNOLOGIES LTD**

Company number: **03941006**



X9I6OHOA

Received for Electronic Filing: **20/11/2020**

---

**Details of Charge**

Date of creation: **19/11/2020**

Charge code: **0394 1006 0002**

Persons entitled: **WELLS FARGO BANK, NATIONAL ASSOCIATION**

Brief description: **PATENT WITH PUBLICATION NUMBER GB2544487. FOR FURTHER DETAILS OF INTELLECTUAL PROPERTY CHARGED, PLEASE REFER TO THE INSTRUMENT.**

**Contains fixed charge(s).**

**Contains floating charge(s) (floating charge covers all the property or undertaking of the company).**

**Contains negative pledge.**

---

**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 SAVE FOR MATERIAL REDACTED PURSUANT TO S.859G OF THE COMPANIES ACT 2006 THE ELECTRONIC**

**COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION  
FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL  
INSTRUMENT.**

Certified by:

**MORGAN, LEWIS & BOCKIUS UK LLP**



## **CERTIFICATE OF THE REGISTRATION OF A CHARGE**

Company number: 3941006

Charge code: 0394 1006 0002

The Registrar of Companies for England and Wales hereby certifies that a charge dated 19th November 2020 and created by SERVICEPOWER TECHNOLOGIES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 20th November 2020 .

Given at Companies House, Cardiff on 23rd November 2020

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

**Dated** 19 November 2020

**SERVICEPOWER, INC.**

**(as Company)**

**THE COMPANIES LISTED IN SCHEDULE 1  
(as Chargors and Guarantors)**

**and**

**WELLS FARGO BANK, NATIONAL ASSOCIATION  
(as UK Security Trustee)**

---

**UK Guarantee and Security Agreement**

---

**Morgan Lewis**

Condor House  
5-10 St. Paul's Churchyard  
London EC4M 8AL  
Tel. +44 (0)20 3201 5000  
Fax: +44 (0)20 3201 5001  
[www.morganlewis.com](http://www.morganlewis.com)

## Contents

	Page
1. Definitions and Interpretation .....	1
2. Excluded Assets .....	7
3. Fixed Security .....	7
4. Floating Charge .....	8
5. Assignments .....	10
6. Representations .....	11
7. Undertakings .....	12
8. When Security Becomes Enforceable .....	18
9. Enforcement of Security .....	18
10. Receiver .....	19
11. Powers of Receiver .....	20
12. Application of Proceeds .....	24
13. Expenses and Indemnity .....	24
14. Delegation .....	24
15. Further Assurances .....	24
16. Power of Attorney .....	25
17. Continuing Security .....	25
18. Guarantee and Indemnity .....	27
19. Miscellaneous .....	30
20. Release .....	31
21. Rights and Remedies .....	31
22. Notices .....	31
23. Counterparts .....	32
24. Governing Law .....	32
25. Jurisdiction .....	32
26. Service of Process .....	32
SCHEDULE 1 The Original Parties .....	33
Part I – The Chargors .....	33
Part II – The Guarantors .....	33
SCHEDULE 2 Mortgaged Property .....	34
SCHEDULE 3 Assigned Agreements .....	35
SCHEDULE 4 Group Shares .....	38
SCHEDULE 5 [Reserved] .....	39
SCHEDULE 6 Scheduled Intellectual Property .....	40
SCHEDULE 7 Charged Accounts .....	41
SCHEDULE 8 Form of Charged Accounts Notice & Acknowledgement .....	42
SCHEDULE 9 Deed of Accession .....	44
SCHEDULE 10 Form of Guarantor Accession Letter .....	48

**BETWEEN:**

- (1) **SERVICEPOWER, INC.**, a Delaware corporation (the **Company**);
- (2) **THE COMPANIES** identified in Part I of Schedule 1 (*The Original Parties*) (together with the Company and each person which becomes a party to this Deed by executing a Deed of Accession, each a **Chargor** and together the **Chargors**);
- (3) **THE COMPANIES** identified in Part II of Schedule 1 (*The Original Parties*) (together with each person which becomes a party to this Deed by executing a Guarantor Accession Letter, each a **Guarantor** and together the **Guarantors**); and
- (4) **WELLS FARGO BANK, NATIONAL ASSOCIATION**, as agent and security trustee for the Secured Parties (the **UK Security Trustee**).

**BACKGROUND:**

- (A) The **Chargors** enter into this Deed to secure the repayment and satisfaction of the Secured Obligations.
- (B) The **Guarantors** enter into this Deed to guarantee the repayment and satisfaction of the Secured Obligations.
- (C) The **Chargors**, the **Guarantors** and the **UK Security Trustee** intend that this document take effect as a deed notwithstanding that it may be executed under hand.

**IT IS AGREED:**

**1. Definitions and Interpretation**

**1.1 Definitions**

In this Deed:

**Agent** means Wells Fargo Bank, National Association.

**Assigned Agreements** means each agreement (including each insurance contract and policy) set out in Part I of Schedule 3 (*Notices of Assignment*) and/or in any Deed of Accession and any Contract or Insurance entered into after the date of this Deed or the date of any applicable Deed of Accession; provided that Assigned Agreements shall not include any Excluded Assets.

**Authorisation** means an authorisation, consent, approval, resolution, licence, exemption, filing, notarisation or registration.

**Book Debts** means:

- (a) all book and other debts in existence from time to time (including any sums whatsoever owed by banks or similar institutions) both present and future, actual or contingent, due, owing to or which may become due, owing to or purchased or otherwise acquired by any **Chargor**; and
- (b) the benefit of all rights whatsoever relating to the debts referred to above including any related agreements, documents, rights and remedies (including negotiable or non-negotiable instruments, guarantees, indemnities, legal and equitable charges, reservation of proprietary rights, rights of tracing, unpaid vendor's liens and all similar connected or related rights and assets);

provided that Book Debts shall not include any Excluded Assets.

**Charged Accounts** means the bank accounts listed in Schedule 7 and any additional bank accounts opened by the Chargors from time to time; provided that Charged Accounts shall not include any Excluded Assets.

**Charged Property** means the property, assets, undertaking and rights for the time being comprised in or subject to the Security Interests created by this Deed (and including the Mortgaged Property) and references to the Charged Property include references to any part of it.

**Contracts** means the contracts and/or agreements of a Chargor entered into from time to time (including the IP Licences); provided that Contracts shall not include any Excluded Assets.

**Credit Agreement** means the credit agreement dated 1 September 2020 between, among others, the Company as Borrower, the UK Security Trustee as Agent and the Lenders that are party thereto, as amended, restated and/or supplemented from time to time.

**Dangerous Substance** means any substance of whatever kind and form and in whatever combination capable of causing harm to any lifeform or the environment.

**Deed of Accession** means a deed of accession substantially in the form set out in Schedule 9 (*Deed of Accession*).

**Environmental Law** means:

- (a) all laws, regulations, directives, statutes and any guidance, circular or regulations issued under any of them;
- (b) subordinate legislation, common law, equity;
- (c) international, national and local laws; and
- (d) judgments, orders, instructions or awards of any court or competent authority,

in each case concerning:

- (i) the protection of, or compensation for damage to, human health, the environment or the condition of any work place; and/or
- (ii) the generation, dealing with or disposal of any Dangerous Substance.

**Environmental Licence** means any consent, approval, authorisation, licence, permission, or registration required by any Environmental Law.

**Environmental Proceedings** means any civil, judicial, regulatory or administrative proceedings, suit or action or other enforcement process brought or taken under any Environmental Law (including any enforceable and binding written demand or notice requiring the carrying out of any Remedial Works).

**Equipment** means:

- (a) all present and future plant, machinery, equipment;
- (b) all computers, computer hardware and software (whether owned or licensed), vehicles, tools and furniture; and

- (c) all fixtures and all attachments, all accessories and property (other than Fixtures) now or in the future relating to any property or used in connection with a Chargor's business and replacements and substitutions for any of them wherever located,

in each case save to the extent that any such items form part of the relevant Chargor's stock in trade.

**Event of Default** has the meaning set out in the Credit Agreement.

**Excluded Assets** has the meaning set out in the Credit Agreement.

**Fixtures** means all fixtures and fittings (including fixtures and fittings of trade) and fixed plant and machinery on any Mortgaged Property.

**Group** means the ServicePower Acquisition, LLC and its Subsidiaries from time to time.

**Group Shares** means in relation to any Chargor:

- (a) the shares specified as belonging to that Chargor in Schedule 4 (*Group Shares*);
- (b) the shares specified as belonging to that Chargor in Part II of the Schedule to any Deed of Accession; and
- (c) all other stocks, shares, bonds, warrants, coupons or other securities and investments now or in the future owned by the relevant Chargor from time to time.

**Guarantor Accession Letter** means a letter substantially in the form set out in Schedule 10 (*Form of Guarantor Accession Letter*).

**Insurances** means all contracts and policies of insurance taken out by or for a Chargor or in which any Chargor has an interest (to the extent of that interest).

**Intellectual Property** means any and all subsisting patents and subsisting rights of a similar nature held in any part of the world, applications for patents and such rights, divisions and continuations of such applications for patents, registered and unregistered trade marks (including all rights to sue on or in relation to unregistered marks in any jurisdiction under passing off, unfair competition or similar rules or otherwise, and all goodwill and other rights that would form the basis for any such claims), registered designs, utility models (in each case for their full period and all extensions and renewals of them), applications for any of them and the right to apply for any of them in any part of the world, rights in inventions, confidential information (including customer lists, market reports and statistics and any other information which a business would normally treat as confidential for the purposes of its business), database rights, rights in Know-how (and all rights in relation to it), business names, trade names, brand names, domain names (and the rights of a registrant therein) copyright and rights in the nature of copyright, design rights and get-up and any similar rights existing in any country and the benefit (subject to the burden) of any and all agreements, arrangements and licences in connection with any of the foregoing including but not limited to the Scheduled Intellectual Property.

**IP Licences** means the benefit (subject to the burden) of any and all agreements, arrangements and licences conferring any right under or in relation to any of the Intellectual Property upon any of the Chargors.

**Know-how** means all the body of knowledge, technical experience, expertise and skills, technical processes, secret processes, formulae and technical information held by any Chargor and relating to its business, which is not in the public domain.

**Mortgaged Property** means the freehold and leasehold property (including any Premises located thereon) brief details of which are set out in Schedule 2 (*Mortgaged Property*); provided that Mortgaged Property shall not include any Excluded Assets.



**Loan Party** has the meaning set out in the Credit Agreement.

**Permitted Lien** has the meaning set out in the Credit Agreement.

**Premises** means any building, construction, erection or other edifice on the Mortgaged Property or other Charged Property.

**Receiver** means any individual or individuals (who may be an employee or employees of the UK Security Trustee) for the time being and from time to time appointed by the UK Security Trustee to be a receiver or receivers (and, where more than one individual is appointed jointly, they shall have the power to act severally, unless the UK Security Trustee shall specify to the contrary in their appointment) under this Deed and, where the context shall admit, any individual or individuals for the time being and from time to time so appointed in substitution, provided always that all such individuals shall be qualified under the Insolvency Act 1986 to act as a receiver of the property of any company with respect to which he is appointed of any such company.

**Related Rights** means, in relation to the Group Shares, all dividends and other distributions paid or payable after the date of this Deed on all or any of the Group Shares and all stocks, shares, securities (and the dividends or interest on them), rights, money or property accruing or offered at any time by way of redemption, bonus, preference, option rights or otherwise to or in respect of any of the Group Shares or in substitution or exchange for any of the Group Shares.

**Relevant Jurisdiction** means, in relation to a Chargor:

- (a) its jurisdiction of incorporation;
- (b) any jurisdiction where any asset subject to or intended to be subject to this Deed is situated;
- (c) any jurisdiction where it conducts its business; and
- (d) the jurisdiction whose laws govern the perfection of this Deed.

**Remedial Works** means:

- (a) any investigation, inspection, sampling or monitoring works in respect of any Dangerous Substance or any harm to the environment or human health or pollution of the environment; and/or
- (b) any works, steps or measures to treat, abate, remove, remedy, contain, control, manage or mitigate the presence or actual or potential effect of any Dangerous Substance or any harm to the environment or human health or pollution of the environment.

**Scheduled Intellectual Property** means the Intellectual Property (if any) specified in Part I of Schedule 6 (*Scheduled Intellectual Property*) and in Part IV of the Schedule to any Deed of Accession.

**Secured Obligations** means (a) all loans (including the Term Loan and the Revolving Loans (inclusive of Protective Advances and Swing Loans)), debts, principal, interest (including any interest that accrues after the commencement of an Insolvency Proceeding, regardless of whether allowed or allowable in whole or in part as a claim in any such Insolvency Proceeding), reimbursement or indemnification obligations with respect to Letters of Credit (irrespective of whether contingent), premiums, liabilities (including all amounts charged to the Loan Account pursuant to the Credit Agreement), obligations (including indemnification obligations), fees (including the fees provided for in the Fee Letter), Lender Group Expenses (including any fees or expenses that accrue after the commencement of an Insolvency Proceeding, regardless of whether allowed or allowable in whole or in part as a claim in any such Insolvency Proceeding), guaranties, and all covenants and duties of any other kind and description owing by any Loan Party arising out of, under, pursuant to, in connection with, or evidenced by the Credit Agreement or any of the other Loan Documents and irrespective of whether for the payment of

money, whether direct or indirect, absolute or contingent, due or to become due, now existing or hereafter arising, and including all interest not paid when due and all other expenses or other amounts that any Loan Party is required to pay or reimburse by the Loan Documents or by law or otherwise in connection with the Loan Documents, and (b) all Bank Product Obligations; provided that, anything to the contrary contained in the foregoing notwithstanding, the Obligations shall exclude any Excluded Swap Obligation. Without limiting the generality of the foregoing, the Obligations of Borrowers under the Loan Documents include the obligation to pay (i) the principal of the Revolving Loans and the Term Loan, (ii) interest accrued on the Revolving Loans and the Term Loan, (iii) the amount necessary to reimburse Issuing Bank for amounts paid or payable pursuant to Letters of Credit, (iv) Letter of Credit commissions, fees (including fronting fees) and charges, (v) Lender Group Expenses, (vi) fees payable under the Credit Agreement or any of the other Loan Documents, and (vii) indemnities and other amounts payable by any Loan Party under any Loan Document. Any reference in this Deed or in the Loan Documents to the Obligations shall include all or any portion thereof and any extensions, modifications, renewals, or alterations thereof, both prior and subsequent to any Insolvency Proceeding.

**Secured Party** means together the Agent, UK Security Trustee, the Lenders and the Bank Product Providers.

**Security Interest** means a mortgage, charge, pledge, lien or other security interest securing any obligation of any person, or any arrangement having similar effect.

**Security Period** means the period beginning on the date of this Deed and ending on the date on which the Secured Obligations have been finally, irrevocably and unconditionally satisfied in full.

**Security Shares** means the Group Shares and the Related Rights and, in the case of a particular Chargor at any time, means those Group Shares held by that Chargor at the relevant time, together with all Related Rights in respect of such Group Shares; provided that Security Shares shall not include any Excluded Assets.

**Subsidiary** means a subsidiary within the meaning of section 1159 of the Companies Act 2006 (or its equivalent in any jurisdiction).

## 1.2 Construction

- (a) Any reference in this Deed to:
  - (i) **assets** includes present and future properties, revenues and rights of every description;
  - (ii) an **authorisation** means an authorisation, consent, approval, licence, resolution, filing or registration;
  - (iii) a **Loan Document** or any other agreement or instrument is a reference to that Loan Document or other agreement or instrument as amended or novated;
  - (iv) **including** shall be construed without limitation;
  - (v) **indebtedness** includes any obligation (whether incurred as principal or as surety) for the payment or repayment of money, whether present or future, actual or contingent;
  - (vi) a **person** includes any person, firm, company, corporation, government, state or agency of a state or any association, trust or partnership (whether or not having separate legal personality) or two or more of the foregoing;
  - (vii) a **receiver** includes any receiver, receiver and manager or administrative receiver;

- (viii) a **regulation** includes any regulation, rule, official directive, request or guideline (whether or not having the force of law) of any governmental, intergovernmental or supranational body, agency, department or regulatory, self-regulatory or other authority or organisation;
  - (ix) a provision of law is a reference to that provision as amended or re-enacted;
  - (x) words importing the singular shall include the plural and vice versa;
  - (xi) a charge or mortgage of any freehold, heritable or leasehold property or of any property held under a lease or sub-lease includes all Premises and Fixtures (excluding tenant's fixtures in relation to property sublet to a third party) on that property, the proceeds of sale of any part of that property, and the benefit of any covenants for title (or any monies paid or payable in respect of them) given or entered into by any predecessor of the Chargor in title in respect of that property; and
  - (xii) any party or person includes any person deriving title from it or any successor, transferee or assignee.
- (b) Clause and Schedule headings are for ease of reference only.
  - (c) An Event of Default is *continuing* if it has not been remedied or waived in writing.
  - (d) Capitalised terms defined in the Credit Agreement have the same meaning when used in this Deed unless the context requires otherwise.
  - (e) Clause 1.4 (*Construction*) of the Credit Agreement are incorporated in this Deed as if set out here in full but so that each reference in that clause to this **Agreement** or any **Loan Document** shall be read as a reference to this Deed.
  - (f) If at any time the Company is the only Chargor the references in this Deed to **Chargors** shall, whilst such circumstance is continuing, be construed accordingly.
  - (g) The terms of the other Loan Documents and of any side letters between the parties to this Deed in relation to the Loan Documents are incorporated in this Deed to the extent required for any actual or purported disposition of the Charged Property in this Deed to be a valid disposition in accordance with section 2(1) of the Law of Property (Miscellaneous Provisions) Act 1989.
  - (h) Every disposition effected by this Deed in respect of the Charged Property is made with full title guarantee. The other terms of this Deed do not limit or extend any of the covenants implied by virtue of Part 1 of the Law of Property (Miscellaneous Provisions) Act 1994 but create separate and independent obligations having effect cumulatively with those implied covenants except that the covenants so implied shall be construed with the omission of section 6(2) of that Act.
  - (i) Each of the charges in Clause 2 (*Fixed Security*) over each category of the assets, each asset and each sub-category of each asset specified in such clause shall be read and construed separately, as though each such category, asset and sub-category were charged independently and separately of each other and shall apply both to present and future assets.
  - (j) In the event of any conflict between the provisions of this Deed and the provisions of the Credit Agreement the provisions of this Deed shall prevail.

### 1.3 The Company

Notwithstanding any provision in this Deed to the contrary, the Company is a party to this Deed solely for the purpose of (i) charging in favour of the UK Security Trustee the Security Shares held by the Company which are listed in Schedule 4 of the Deed, and (ii) in connection with the grant of such security, being bound by and subject to the provisions of this Deed which relate directly to or are ancillary to the grant of such security including, but not limited to, clause 3.1(b)(xii) - 3.1(b)(xv), clause 5 (*Representations*), clause 7.5 (*Security Shares*), clause 8 (*When Security Becomes Enforceable*) to clause 10 (*Powers of Receiver*), clause 15 (*Further Assurance*) to clause 17 (*Continuing Security*), clause 18.1 (*Covenant to pay*), clause 20 (*Rights and Remedies*) and clause 23 (*Governing Law*) to clause 25 (*Service of Process*).

#### **1.4 Third Party Rights**

A person who is not a Party to this Deed has no right under the Contracts (Rights of Third Parties) Act 1999 to enforce or enjoy the benefit of any term of this Deed.

### **2. Excluded Assets**

**2.1** Notwithstanding the provisions of this Deed, in no event shall the provisions of Clause 3 (*Fixed Security*), Clause 5 (*Assignments*) or Clause 15 (*Further Assurances*) include, nor shall any defined term used therein include and no Chargor shall be deemed to have granted a mortgage, fixed charge or assignment of any Excluded Assets, provided that:

- (a) the exclusion referred to in this Clause 2 shall not include any proceeds of any such assets, except to the extent that such proceeds constitute Excluded Assets; and
- (b) upon any asset ceasing to be Excluded Assets, all of that Chargor's rights in respect of that asset will immediately be secured by this Deed in the manner specified in accordance with Clause 3 (*Fixed Security*) or Clause 5 (*Assignments*) (as applicable).

### **3. Fixed Security**

**3.1** Each Chargor, as security for the payment and performance of the Secured Obligations:

- (a) charges in favour of the UK Security Trustee by way of a first legal mortgage the Mortgaged Property and all other interests in any freehold or leasehold property now or in the future belonging to it; and
- (b) charges in favour of the UK Security Trustee by way of a first fixed charge and grants a Security Interest upon:
  - (i) to the extent they are not within Clause 3.1(a), all interests in any freehold or leasehold property now or in the future belonging to it;
  - (ii) all Equipment now or in the future belonging to it and its interest in any such Equipment in its possession now or in the future and all spare parts and replacements for all modifications and additions to such Equipment;
  - (iii) all of its benefits, claims and returns of premiums in respect of the Insurances;
  - (iv) all of its right, title and interest (if any) in and to the Charged Accounts and all monies standing to the credit of any of the Charged Accounts and the debts represented by them;
  - (v) its goodwill and its rights in relation to uncalled capital both present and future;
  - (vi) its Book Debts, both uncollected and collected, the proceeds of the same and all monies otherwise due and owing to such Chargor (but excluding to the extent

effectively charged to the UK Security Trustee pursuant to Clause 3.1(b)(iv), the Charged Accounts and any amounts standing to the credit thereof;

- (vii) the benefit of all rights, securities and guarantees of whatsoever nature enjoyed or held by it in relation to anything in Clause 3.1(b)(vi);
- (viii) its rights under any hedging arrangements and other Contracts;
- (ix) any of its beneficial interest, claim or entitlement in any pension fund and in relation to any Tax or VAT (whether a claim in respect of a refund or return of Tax or VAT or otherwise);
- (x) the benefit of all permissions and authorisations of whatsoever nature and whether statutory or otherwise held in connection with its business or the use of any Charged Property which is the subject of the charges created by this Clause 2 and the right to recover and receive all compensation which may be payable to it in relation to those permissions and authorisations;
- (xi) the Intellectual Property now or in the future held by it, including any revenues or other income arising thereunder and any claims for damages arising in respect thereto (whether by reason of infringement or otherwise howsoever);
- (xii) all Group Shares held now or in the future by it and/or any nominee on its behalf; and
- (xiii) all the Related Rights accruing to all or any of the Group Shares held now or in the future by it and/or any nominee on its behalf,

**PROVIDED THAT:**

- (xiv) whilst no Event of Default is continuing, all Related Rights referred to in Clause 3.1(b)(xiii) shall be paid directly to the relevant Chargor (in which case the UK Security Trustee or its nominee shall execute any necessary dividend mandate) and, if paid directly to the UK Security Trustee, the UK Security Trustee shall promptly pay the relevant amount to the relevant Chargor; and
- (xv) whilst no Event of Default is continuing, all voting rights attaching to the relevant Group Shares may be exercised by the relevant Chargor.

**4. Floating Charge**

**4.1 Floating Charge**

Each Chargor as security for the payment and performance of the Secured Obligations charges in favour of the UK Security Trustee by way of a floating charge and grants a Security Interest upon:

- (a) all its other assets and undertakings not otherwise effectively mortgaged or charged by way of fixed mortgage or charge by Clause 3.1 (*Fixed Security*); and
- (b) whether or not otherwise mortgaged, charged or assigned, all of its undertaking and assets of whatever type (both present and future) located outside of England and Wales or otherwise governed by the laws of such other jurisdiction.

## **4.2 Conversion by notice**

The UK Security Trustee may by notice to any Chargor convert the floating charge created by such Chargor under this Deed into a fixed charge in relation to all or any of such Chargor's assets specified in the notice if:

- (a) the UK Security Trustee has reasonable grounds for considering those assets to be in jeopardy, by legal process or otherwise; or
- (b) an Event of Default has occurred and is continuing; or
- (c) the UK Security Trustee becomes aware or has reason to believe that steps have been taken which would, in the reasonable opinion of the UK Security Trustee, be likely to lead to the presentation of a petition to appoint an administrator in relation to such Chargor (or that such a petition has been presented or such an administrator has been appointed) or to wind up such Chargor (or that such a petition has been presented).

## **4.3 Automatic conversion**

Subject to the Insolvency Act 1986 and Clause 4.5 (*Insolvency Act 1986*), the floating charges created by this Deed shall (in addition to the circumstances in which the same will occur under general law) automatically be converted (without any notice) into fixed charges over the assets, rights and property of any Chargor:

- (a) on a resolution being passed or an order being made for the winding up, dissolution, or administration of such Chargor;
- (b) on the appointment of a liquidator or an administrator (whether out of court or otherwise) to such Chargor;
- (c) on any person levying or attempting to levy any distress, execution or other process against any Charged Property but conversion will only take place in respect of the relevant Charged Property;
- (d) on such Chargor stopping making payments to its creditors generally or giving notice to creditors generally that it intends to stop payment;
- (e) on the holder of any other Security Interest over the Charged Property whether ranking in priority to or *pari passu* with or after the charges and security contained in this Deed or such Chargor appointing, or requesting the appointment of, an administrator or receiver in respect of such Chargor, provided that if a request is made by such holder of any other Security Interest but it is or shall be considered frivolous or vexatious such request shall not give rise to automatic crystallisation as set out in this Clause 4.3(e); or
- (f) any floating charge granted by such Chargor to any third party crystallising for any reason whatsoever.

## **4.4 No waiver**

The giving by the UK Security Trustee of a notice pursuant to Clause 4.2 (Conversion by notice) in relation to any class of any Chargor's assets, rights and property shall not be construed as a waiver or abandonment of the UK Security Trustee's rights to give other similar notices in respect of any other class of assets.

#### **4.5 Insolvency Act 1986**

- (a) Paragraph 14 of Schedule B1 to the Insolvency Act 1986 applies to the floating charges created by Clause 4.1 (*Floating Charge*).
- (b) The floating charges created pursuant to Clause 4.1 (*Floating Charge*) may not be converted into fixed charges solely by reason of:
  - (i) the obtaining of a moratorium; or
  - (ii) anything done with a view to obtaining a moratorium,under the Insolvency Act 1986.

### **5. Assignments**

#### **5.1 Assignments**

Subject to Clause 5.3 (*Alternative Assignments*), each Chargor as continuing security for the payment, discharge and performance of the Secured Obligations assigns and agrees to assign to the UK Security Trustee absolutely all its rights, title interest and benefit in and to the Assigned Agreements, provided that until enforcement the relevant Chargor shall be entitled to continue to deal with the relevant Assigned Agreements and the counterparties to each of them on a basis otherwise consistent with the Loan Documents.

#### **5.2 Notice of Assignment**

- (a) Each Chargor shall:
  - (i) promptly (but in any event within five Business Days) after entry into this Deed or, as applicable, promptly after the date such Assigned Agreement is entered into, give notice of each such assignment of its right, title and interest (unless waived by the UK Security Trustee) in and to the Assigned Agreements by sending a notice substantially in the form set out in Part II of Schedule 3 (*Notices of Assignment*) to each of the other parties to such Assigned Agreements on the date of this Deed, or, if later, the promptly after the date of entry into any such agreement; and
  - (ii) use all reasonable endeavours to procure that as soon as practicable after the date of such notice each such other party delivers a letter of acknowledgement to the UK Security Trustee substantially in the form set out in Part II of Schedule 3 (*Notices of Assignment*).
- (b) Any notice required in accordance with Clause 5.2(a) to be given to any person which is also a Chargor and any undertaking required in accordance with Clause 5.2(a) to be given to the UK Security Trustee by any person which is also a Chargor need not actually be given, but this Deed and the Schedules and the execution of this Deed by the relevant Chargor shall be deemed to constitute such notice or such undertaking (as the case may be) with respect to the relevant Assigned Agreement.

#### **5.3 Alternative Assignments**

To the extent that any such right, title and interest described in Clauses 5.1 (*Assignments*) and 5.2 (*Notice of Assignments*) is not assignable or capable of assignment, such assignment purported to be effected by Clause 5.1 (*Assignments*) shall operate as an assignment of any and all damages, compensation, remuneration, profit, rent or income which any Chargor may derive from such Assigned Agreement or be awarded or entitled to in respect of such Assigned Agreements as

continuing security for the payment, discharge and performance of the Secured Obligations at any time owed or due to the UK Security Trustee.

#### **5.4 Exercise of Rights**

Subject to the provisions of the Loan Documents:

- (a) prior to the occurrence of an Event of Default which is continuing, the UK Security Trustee shall permit the relevant Chargor to exercise all rights under any Assigned Agreement to which it is a party; and
- (b) the Chargors shall send copies of all notices and other information received under the Assigned Agreement to the UK Security Trustee as soon as reasonably practicable following receipt of the same.

#### **5.5 Reassignment**

Without prejudice to Clause 20 (*Release*), the UK Security Trustee may, upon written notice to the relevant Chargor, re-assign to such Chargor all of the UK Security Trustee's rights, title and interest in any assigned Contract and each relevant Chargor accepts such re-assignment and re-conveyance.

### **6. Representations**

Each Chargor makes the representations set out in this Clause 6 to the UK Security Trustee for and on behalf of itself and each other Secured Party on the date of this Deed and on each date during the Security Period.

#### **6.1 Status**

- (a) It is a corporation, duly incorporated and validly existing under the law of its jurisdiction of incorporation.
- (b) It has the power to own its assets and carry on its business as it is being conducted.

#### **6.2 Binding obligations**

Subject to the UK Legal Reservations and the UK Perfection Requirements:

- (a) the obligations expressed to be assumed by it pursuant to this Deed are legal, valid, binding and enforceable obligations; and
- (b) this Deed creates the Security Interests which it purports to create and those Security Interests are valid and effective.

#### **6.3 Ownership**

It is the legal and beneficial owner of the Charged Property and has the right to charge, sell, assign or transfer the same.

#### **6.4 Ranking**

The Security Interests created or purported to be created pursuant to this Deed have or will have first ranking priority and are not subject to any prior ranking or pari passu ranking Security Interest (except for obligations mandatorily preferred by law applying to companies generally).

#### **6.5 Authorisations**



All Authorisations required or desirable:

(a) to enable it lawfully to enter into, grant the Security Interests purported to be created pursuant to this Deed and exercise its rights and comply with its obligations under this Deed; and

(b) to make this Deed admissible in evidence in its Relevant Jurisdictions,

have been or will be obtained or effected and are in full force and effect.

#### **6.6 Non-conflict with other obligations**

The entry into and performance by it of, and the transactions contemplated by, and the granting of the Security Interests under this Deed do not and will not conflict with:

(a) any law or regulation applicable to it;

(b) its constitutional documents; or

(c) any agreement or instrument binding upon or any of its assets or constitute a default or termination event (however described) under any such agreement or instrument.

#### **6.7 Power and authority**

It has the power to enter into, perform and deliver, and has taken all necessary action to authorise its entry into, performance and delivery of, this Deed and the transactions contemplated by this Deed.

### **7. Undertakings**

#### **7.1 Duration**

The undertakings in this Clause 7 shall remain in force throughout the Security Period and are given by each Chargor to the UK Security Trustee for and on behalf of itself and each other Secured Party.

#### **7.2 General**

(a) **Book Debts and receipts:** Each Chargor shall collect and realise its Book Debts and other monies and receipts and shall pay the proceeds so realized into a Charged Account. No Borrower shall sell, discount, factor or otherwise dispose of any Book Debts, monies, receipts or proceeds (except in favour of the UK Security Trustee itself) or, except for any steps necessary to secure the collection of such Book Debts, monies, receipts or proceeds from the persons liable for payment thereof in the ordinary course of business, take any other action whatsoever with respect thereto.

(b) **Restrictions on dealings:** No Chargor shall:

(i) create or permit to subsist any Security Interest of whatsoever nature on any Charged Property other than a Permitted Lien; or

(ii) sell, transfer, grant, lease or otherwise dispose of any Charged Property (other than in respect of assets charged under Clause 4.1 (*Floating Charge*) on arm's length terms in the ordinary course of trading), other than any sale, lease, transfer or other disposal permitted by the Credit Agreement or otherwise with the prior consent of the UK Security Trustee.

### 7.3 Mortgaged Property

- (a) **Deposit of Title Deeds:** The Chargors shall deposit and shall procure that all deeds and documents of title relating to its Mortgaged Property and any property comprised within Clause 7.4 (*Future Acquisitions and Legal Mortgage*) are held pursuant to a solicitor's undertaking which is satisfactory to the UK Security Trustee in its absolute discretion.
- (b) **Environmental matters:** Without prejudice to any term of the Credit Agreement to the contrary, each Chargor shall:
  - (i) comply with all applicable Environmental Law including the obtaining of, and compliance with, all requisite Environmental Licences (as varied from time to time);
  - (ii) as soon as reasonably practicable inform the UK Security Trustee:
    - (1) of any actual Environmental Proceedings or, as soon as it becomes aware, of any potential Environmental Proceedings involving it; and
    - (2) upon receipt, of any communication of whatsoever nature, whether specific or general and whether from a third party or competent regulatory authority, served on it concerning any alleged breach of any Environmental Law or non-compliance with any Environmental Licence which, if determined against it, could have a Material Adverse Effect;
  - (iii) promptly inform the UK Security Trustee if it becomes aware that any of the Mortgaged Property or any other property owned or occupied by any Chargor is likely to be entered on any register relating to land use or to Remedial Works affecting land and waters (including registers held by any competent regulatory authority under section 78R of the Environmental Protection Act 1990 or section 190 of the Water Resources Act 1991);
  - (iv) promptly inform the UK Security Trustee of the presence of any Dangerous Substance in, on, at or under or migrating onto or from any Mortgaged Property or any other property owned or occupied by any Chargor or of any other circumstance, event or incident which is likely to give rise to any Environmental Proceedings; and
  - (v) as soon as reasonably practicable inform the UK Security Trustee of any actual or proposed variation, modification or revocation of any requisite Environmental Licence held by such Chargor and of any refusal to grant or transfer to the Chargor any Environmental Licence required by it for the purpose of its business.
- (c) **Lease and covenant compliance:** Each Chargor shall:
  - (i) perform all the terms, covenants and stipulations on its part contained in any lease or agreement for lease comprising a Mortgaged Property or to which the Mortgaged Property is subject; and
  - (ii) not do or omit to do anything as a result of which any lease or agreement for lease comprising Mortgaged Property or any Premises or to which the Mortgaged Property or Premises is subject may become forfeit, irritable or otherwise determinable.
- (d) **Notices:** Within 10 days after the receipt by a Chargor of any application, requirement, order or notice served or given by any public, local or other authority relating to any Mortgaged Property, such Chargor shall:
  - (i) deliver a copy to the UK Security Trustee; and

- (ii) inform the UK Security Trustee of the steps taken or proposed to be taken by way of compliance.
- (e) **Power to Remedy:** In case of default by any Chargor in performing any obligation or other covenant affecting the Mortgaged Property, that Chargor shall, subject to section 5.7 (*Inspection*) of the Credit Agreement, permit the UK Security Trustee or its agents and contractors:
  - (i) to enter the Mortgaged Property;
  - (ii) to comply with or object to any notice served on any Chargor relating to the Mortgaged Property; and/or
  - (iii) to take any action the UK Security Trustee may reasonably consider expedient to prevent or remedy any breach of any such term or to comply with or object to any such notice.
- (f) **Repair:** Each of the Chargors shall keep its Mortgaged Property, Premises and Fixtures in good and substantial repair and condition and decorative order.

#### 7.4 Future Acquisitions and Legal Mortgage:

Each Chargor shall:

- (a) notify the UK Security Trustee as promptly as practicable (but in any event within five Business Days) after the acquisition by it of any freehold, heritable or leasehold or other interest in property or of any property held under a lease or sub-lease (and for the purposes of this Clause 7.4 the date of exchange of contracts for such an acquisition shall be deemed to be the date of acquisition);
- (b) at its cost execute and deliver to the UK Security Trustee on demand a legal mortgage in favour of the UK Security Trustee of any freehold, heritable or leasehold or other interest in property or of any property held under a lease or sub-lease which becomes vested in it after the date of this Deed; and
- (c) in any event, if applicable, give the Land Registry written notice of this Deed and procure that notice of it be duly noted in the Registers to each such title.

#### 7.5 Security Shares

- (a) Each Chargor promptly (but in any event within five Business Days) after entry into this Deed shall deposit with the UK Security Trustee, or as the UK Security Trustee may reasonably direct, all bearer instruments, share certificates and other documents of title or evidence of ownership in relation to the Group Shares owned by it or in which it has or acquires an interest and their Related Rights and shall execute and deliver to the UK Security Trustee all such share transfers and other documents as the UK Security Trustee requests in order to enable the UK Security Trustee or its nominees to be registered as the owner or otherwise to obtain a legal title to the same and, without limiting the generality of the foregoing, shall deliver to the UK Security Trustee promptly (but in any event within five Business Days) after the date of this Deed executed share transfers for all Group Shares in favour of the UK Security Trustee and/or its nominee(s) as transferees or, if the UK Security Trustee so directs, with the transferee left blank and, following an Event of Default which is continuing, shall procure that all such share transfers are at the request of the UK Security Trustee forthwith registered by the relevant company and that share certificates in the name of the UK Security Trustee and/or such nominee(s) in respect of all Group Shares are forthwith delivered to the UK Security Trustee.

- (b) Each Chargor shall provide the UK Security Trustee with certified copies of all resolutions and authorisations approving the execution of such transfer forms and registration of such transfers as the UK Security Trustee may reasonably require.
- (c) The UK Security Trustee or its nominee may at any time following an Event of Default which is continuing, on two Business Days' prior written notice to the relevant Chargor, exercise or refrain from exercising (in the name of the relevant Chargor, the registered holder or otherwise and without any further consent or authority from each Chargor and irrespective of any direction given by any Chargor) in respect of the Security Shares any voting rights and any powers or rights under the terms of the Security Shares or otherwise which may be exercised by the person or persons in whose name or names the Security Shares are registered or who is the holder thereof, including all the powers given to trustees by the Trustee Act 2000 PROVIDED THAT in the absence of such notice from the UK Security Trustee each Chargor may and shall continue to exercise any and all voting rights with respect to the Group Shares subject always to the terms of this Deed. No Chargor shall without the previous consent in writing of the UK Security Trustee exercise the voting rights attached to any of the Group Shares in favour of resolutions if such resolution has the effect of changing the terms of the Group Shares (or any class of them) or any Related Rights, in each case, where such change will prejudice the security under this Deed or impair the value of the Security Shares. Each Chargor hereby irrevocably appoints the UK Security Trustee or its nominees as proxy to exercise (as provided in or permitted by this Deed) all voting rights so long as the Group Shares belonging to it remain registered in its name.
- (d) Each Chargor for the duration of the Security Period will make all payments which may become due in respect of any of the Security Shares and, in the event of default in making any such payment, the UK Security Trustee may if it thinks fit make such payment on behalf of each Chargor. Any sums so paid by the UK Security Trustee or any other Secured Party shall be repayable by the relevant Chargor to the UK Security Trustee on demand and pending such repayment shall constitute part of the Secured Obligations.
- (e) It is expressly agreed that, notwithstanding anything to the contrary contained in this Deed, each Chargor shall remain liable to observe and perform all of the conditions and obligations assumed by it in respect of the Security Shares and the UK Security Trustee shall not be under any obligation or liability by reason of or arising out of the security over the Security Shares conferred by this Deed. The UK Security Trustee shall not be required in any manner to perform or fulfil any obligation of any Chargor in respect of the Security Shares, or to make any payment, or to receive any enquiry as to the nature or sufficiency of any payment received by them, or to present or file any claim or take any other action to collect or enforce the payment of any amount to which they may have been or to which they may be entitled under this Deed at any time or times.
- (f) Following an Event of Default which is continuing the UK Security Trustee shall be entitled, on two Business Days' prior written notice to the relevant Chargor, to put into force and exercise immediately as and when it may see fit any and every power possessed by the UK Security Trustee by virtue of the security over the Security Shares conferred by this Deed or available to a secured creditor (so that sections 93 and 103 of the Law of Property Act 1925 shall not apply to this security) and in particular (without limitation):
  - (i) to sell all or any of the Security Shares in any manner permitted by law upon such terms as the UK Security Trustee shall in its absolute discretion determine;
  - (ii) to collect, recover or compromise and give a good discharge for any monies payable to any Chargor in respect of the Security Shares or in connection therewith; and
  - (iii) to act generally in relation to the Security Shares in such manner as the UK Security Trustee acting reasonably shall determine.

Each Chargor agrees that the enforceability of the security over the Security Shares conferred by this Deed is not dependent on the performance or non-performance by the UK Security Trustee of its obligations under any agreement with any Chargor.

- (g) Immediately on conversion of any of the Group Shares from certificated to uncertificated form, and on the creation or conversion of any other securities which are for the time being comprised in the Security Shares in or into uncertificated form, the relevant Chargor shall give such instructions or directions as the UK Security Trustee may require in order to protect or preserve its security.
- (h) Each Chargor shall, promptly but in any event within five Business Days of receipt of any certificate or other document evidencing any entitlement to further Security Shares, deposit it with the UK Security Trustee together with such share transfer forms in blank and other documents as the UK Security Trustee may reasonably require.

#### **7.6 Charged Accounts and Collection of Receivables**

- (a) For the duration of the Security Period, the Chargors shall maintain the Charged Accounts and, without prejudice to Clause 15 (*Further Assurances*), execute all deeds and documents and do all other acts and things reasonably required by the UK Security Trustee in connection with them.
- (b) Within two Business Days of the execution of this Deed, each Chargor shall serve notice upon each bank at which any Charged Account is held in substantially the form set out in Part I of Schedule 8 (*Form of Charged Accounts Notice & Acknowledgement*) and use all reasonable endeavours to procure that as soon as practicable after the date of such notice each account bank delivers a letter of acknowledgement to the UK Security Trustee substantially in the form set out in Part II of Schedule 8 (*Form of Charged Accounts Notice & Acknowledgement*).
- (c) Until the end of the Security Period, no Chargor shall maintain any bank accounts which are not Charged Accounts.
- (d) Until notified by the UK Security Trustee in writing to the contrary, the Chargors shall be entitled to operate the Charged Accounts.

#### **7.7 Intellectual Property**

- (a) Without prejudice to Clause 15 (*Further Assurances*), each Chargor shall at its own expense promptly execute any document and do all assurances acts and things as the UK Security Trustee may require to procure that the security created by this Deed over the Intellectual Property specified in Part I of Schedule 6 (*Scheduled Intellectual Property*) is recorded as soon as possible by the UK Security Trustee in each register in each jurisdiction in which any such Intellectual Property is registered.
- (b) Without prejudice to Clause 15 (*Further Assurances*), if after the date of this Deed, any Chargor (i) proposes to register any existing Intellectual Property right in any register in which it is not already identified as being registered in or (ii) proposes to apply to register any Intellectual Property right not existing on the date of this Deed, such Chargor shall notify the UK Security Trustee and, if the UK Security Trustee so requires and promptly notifies the Chargor, such Chargor shall ensure that application is made for the security created by this Deed to be recorded, and that any such security is recorded, at the same time as the application or registration (as the case may be) of such Intellectual Property.
- (c) Each Chargor will make registrations and pay all registration fees and taxes necessary to maintain the Intellectual Property in full force and effect and record its interest in that Intellectual Property where failure to do so is reasonably likely to have a Material Adverse Effect.

- (d) Each Chargor will take such steps as are necessary (including the institution of legal proceedings) to police its Intellectual Property in any territories which are material to its business to ensure proper use of them and to prevent third parties infringing them and take such other steps as are reasonably practicable to maintain and preserve its interests in its Intellectual Property including applying to register any interests therein in any relevant register.
- (e) No Chargor will use or permit the Intellectual Property to be used in a way or take any step or omit to take any step in respect of that Intellectual Property which may materially and adversely affect the existence or value of the Intellectual Property or imperil the right of any Chargor to use such property where such use, permission to use or omission is reasonably likely to have a Material Adverse Effect.
- (f) No Chargor shall, without the prior written consent of the UK Security Trustee, permit any of its Intellectual Property which is registered or subject to an application for registration and which is necessary for the operations of the Group to be abandoned or cancelled, to lapse where failure to do so is reasonably likely to have a Material Adverse Effect.
- (g) Without prejudice to Clause 7.7(b), if any Intellectual Property which a Chargor believed was owned wholly within the Group (other than any Intellectual Property that is owned by a member of the Group that is party to the Guaranty and Security Agreement) is not owned only by one or more of the Chargors, the Company shall procure that such Intellectual Property is brought within the scope of the security created by this Deed by ensuring that such Intellectual Property is transferred to a Chargor or by requiring the owning entity or entities to enter into a Deed of Accession as provided for in Clause 15.2(*Further Subsidiaries*).

## **7.8 Equipment**

- (a) Each Chargor shall keep its Equipment in good repair, working order and condition and fit for its purpose and shall not permit the same to be handled other than by persons properly qualified and trained or to be overloaded or to be used for any purpose for which the Equipment is not designed or reasonably suitable.
- (b) Subject to any provision in the Credit Agreement to the contrary, each Chargor will promptly pay all taxes, fees, licence duties, registration charges, insurance premiums and other outgoings in respect of the Premises and the Equipment and upon reasonable request produce evidence of such payment to the UK Security Trustee.
- (c) Each Chargor will obtain all authorisations from time to time required for the use and operation of the Equipment and not to do or permit to be done any act or omission whereby the Equipment or the use of it would contravene regulations for the time being in force.

## **7.9 Notice of fixed charge over Tax and VAT to HMRC**

If requested by the UK Security Trustee, each Chargor shall promptly notify HM Revenue and Customs of the fixed charges created pursuant to Clause 3.1(b)(ix).

## **7.10 People with Significant Control regime**

Each Chargor shall (and shall ensure that each other member of the Group will):

- (a) within the relevant timeframe, comply with any notice it receives pursuant to Part 21A of the Companies Act 2006 from any company incorporated in the United Kingdom whose shares are the subject of Security Interests in favour of the UK Security Trustee; and
- (b) promptly provide the UK Security Trustee with a copy of that notice.

## **8. When Security Becomes Enforceable**

The security constituted by this Deed shall become immediately enforceable and the power of sale and other powers conferred by section 101 of the Law of Property Act 1925, as varied or amended by this Deed, shall be immediately exercisable upon and at any time after the occurrence of an Event of Default which is continuing, provided that the UK Security Trustee shall provide two Business Days' prior written notice to the relevant Chargor of its intention to exercise any voting rights in relation to the Security Shares in accordance with the terms of this Deed. During that period, the UK Security Trustee may in its absolute discretion enforce all or any part of the security in any manner it sees fit.

## **9. Enforcement of Security**

### **9.1 General**

- (a) For the purposes of all powers implied by statute, the Secured Obligations are deemed to have become due on the date of this Deed.
- (b) Section 103 of the Law of Property Act (restricting the power of sale) and section 93 of the Law of Property Act 1925 (restricting the right of consolidation) do not apply to the security constituted by this Deed.
- (c) The statutory powers of leasing conferred on the UK Security Trustee are extended so that, without the need to comply with any provision of section 99 or 100 of the Law of Property Act 1925, the UK Security Trustee is empowered to lease, make agreements for leases, accept surrenders of leases and grant options as the UK Security Trustee may think fit.

### **9.2 Agent of the Chargors**

For all purposes each Receiver is deemed to be in the same position as a Receiver duly appointed by a mortgagee under the Law of Property Act 1925. Every Receiver shall be the agent of the Chargor in respect of which he was appointed unless and until a liquidator shall be appointed in respect of that Chargor, in which case such Receiver shall act as principal but shall not become the agent of the UK Security Trustee. That Chargor alone shall be responsible for the Receiver's contracts, engagements, commissions, omissions, defaults and losses and for liabilities incurred by him save as may arise through the Receiver's gross negligence or wilful misconduct. The UK Security Trustee shall not incur any liability of whatsoever nature (either to the Chargors or to any other person) by reason of the UK Security Trustee making his appointment as a Receiver or for any other reason.

### **9.3 Contingencies**

If the UK Security Trustee enforces the security constituted by this Deed at a time when no amounts are due to any Secured Party under the Loan Documents but at a time when amounts may or will become so due, the UK Security Trustee (or the Receiver) may pay the proceeds of any recoveries effected by it into a Charged Account.

### **9.4 Mortgagee in Possession - No Liability**

Neither the UK Security Trustee nor any Receiver will be liable, by reason of entering into possession of any Charged Property, to account as mortgagee in possession or for any loss on realisation or for any default or omission for which a mortgagee in possession might otherwise be liable.

### **9.5 Privileges**

Each Receiver and the UK Security Trustee is entitled to all the rights, powers, privileges and immunities conferred by the Law of Property Act 1925 on mortgagees and receivers when such receivers have been duly appointed under that Act, except that section 103 of that Act does not apply.

## **9.6 Protection of third parties**

No person (including a purchaser) dealing with the UK Security Trustee or a Receiver or its or his agents need enquire:

- (a) whether the Secured Obligations have become payable;
- (b) whether any power purported to be exercised has become exercisable;
- (c) whether any money remains due; or
- (d) how any money paid to the UK Security Trustee or to the Receiver is to be applied.

## **9.7 Redemption of prior Mortgages**

At any time after the security constituted by this Deed has become enforceable, the UK Security Trustee or any Receiver may, in the case of the UK Security Trustee at the sole cost of the Chargors (payable to the UK Security Trustee on demand) and in the case of a Receiver as an expense of the Receiver's receivership:

- (a) redeem any interest by way of security for the time being and from time to time ranking in point of security in priority to any of the security constituted by this Deed; and/or
- (b) (in the case of a redemption by the UK Security Trustee) procure the transfer of that interest by way of security to itself; and/or
- (c) settle and pass the accounts of any prior mortgagee, chargee or encumbrancer which once so settled and passed shall be conclusive and binding on the Chargors.

## **10. Receiver**

### **10.1 Appointment of Receiver**

At any time after the security constituted by this Deed becomes enforceable, or, at any time if so requested by any Chargor in writing, the UK Security Trustee may (but shall not be obliged) without further notice from time to time, and notwithstanding that, if such be the case, one or more than one Receiver shall have been appointed in respect of all or any of the Charged Property pursuant to this clause and not removed from such Charged Property, appoint in writing, under the hand of any manager of the UK Security Trustee, a Receiver of the Charged Property or part of it and, where so requested by a Chargor, whether or not the relevant Charged Property shall belong to that Chargor, but, in the circumstances described in Clause 4.2(a), only over the Charged Property specified in the notice referred to in that clause. The UK Security Trustee may not exercise the rights conferred by this Clause 10.1 to the extent to which such exercise would be inconsistent with any law or regulation.

### **10.2 Relationship with the UK Security Trustee**

To the fullest extent permitted by law, any right, power or discretion conferred by this Deed (be it express or implied) upon a Receiver of any Charged Property may, after the security created by this Deed has become enforceable, be exercised by the UK Security Trustee in relation to any Charged Property either:

- (a) without first appointing a Receiver; or
- (b) notwithstanding the appointment of a Receiver.



### **10.3 Removal**

The UK Security Trustee may by writing under its hand (subject to section 45 of the Insolvency Act 1986):

- (a) remove any Receiver appointed by it; and
- (b) whenever it deems it necessary or desirable, appoint a new Receiver in the place of any Receiver whose appointment may for any reason have terminated.

### **10.4 Remuneration**

The UK Security Trustee may, from time to time, fix the remuneration of any Receiver and direct payment of the same out of monies accruing to him in the exercise of his powers, authorities and discretions by or pursuant to this Deed, but the Chargor in respect of which any Receiver shall have been appointed shall alone be liable for the payment of that remuneration.

## **11. Powers of Receiver**

### **11.1 General**

- (a) In addition to those conferred by the Law of Property Act 1925 on any receiver appointed under that Act, each Receiver has, and is entitled to exercise, all of the rights, powers and discretions set out in this Deed. The powers, authorities and discretions conferred by or pursuant to this Deed in relation to the Charged Property on the UK Security Trustee or any Receiver shall be in addition to, and not in substitution for, the powers conferred on mortgagees or receivers under the Law of Property Act 1925, and, where there is any ambiguity or conflict between the powers, authorities and discretions contained in that Act and those conferred by or pursuant to this Deed, the terms of this Deed shall prevail.
- (b) If there is more than one Receiver holding office at the same time, unless the document appointing him states otherwise, each Receiver may exercise all of the powers conferred on a Receiver under this Deed individually and to the exclusion of any other Receivers.
- (c) A Receiver who is an administrative receiver of a Chargor has all the rights, powers and discretions of an administrative receiver under the Insolvency Act 1986.
- (d) A Receiver may, in the name of the relevant Chargor if he so wishes:
  - (i) do all other acts and things which he may consider necessary or desirable for realising any Charged Property or incidental or conducive to any of the rights, powers or discretions conferred on a Receiver under or by virtue of this Deed; and
  - (ii) do and exercise in relation to any Charged Property all the powers, authorities and things which he would be capable of exercising as if he were its absolute beneficial owner.

### **11.2 Borrow and Lend Money**

A Receiver may raise and borrow money (either unsecured or on the security of any Charged Property, either in priority to, pari passu with, or subsequent to, the security constituted by this Deed or otherwise) and may lend money either with or without security in the case of either borrowing or lending money on any other terms and for whatever purpose which he thinks fit. No person lending that money need enquire as to the propriety or purpose of the exercise of that power or to check the application of any money so raised or borrowed.

### **11.3 Carry on Business**

A Receiver may carry on, manage or concur in the carrying on or managing of, the business for the time being and from time to time of the relevant Chargor in such manner as he may think fit, including, without limitation, power to perform, repudiate, rescind, compromise, amend or vary any contract, instrument or agreement to which the relevant Chargor shall for the time being and from time to time be a party.

### **11.4 Compromise**

A Receiver may settle, adjust, refer to arbitration, compromise and arrange any claims, accounts, disputes, questions and demands with or by any person who is or claims to be a creditor of the relevant Chargor or relating in any way to any Charged Property.

### **11.5 Employees**

Either in connection with any exercise by the Receiver of his powers by or pursuant to this Deed or otherwise for any purpose connected with any of the Charged Property, a Receiver may:

- (a) appoint and discharge managers, officers, agents, accountants, servants, workmen and others upon such terms as to remuneration or otherwise as he may think proper; and
- (b) discharge any such persons appointed by the relevant Chargor.

### **11.6 Leases**

A Receiver may grant, or concur in the grant of, any leases or licences of any Charged Property for any term on any terms which he thinks fit (including at a rent or fee with or without a premium) and may accept a surrender of any lease or licence of any Charged Property on any terms which he thinks fit (including the payment of money to a lessee or licensee on a surrender).

### **11.7 Legal actions**

A Receiver may bring, prosecute, enforce, defend and abandon all actions, suits and proceedings to the relevant Chargor or its Charged Property as he thinks fit.

### **11.8 Possession**

A Receiver may take immediate possession of, get in, and/or collect the Charged Property of the relevant Chargor and, for that purpose, to enter upon its property or any other premises at which its Charged Property is for the time being and from time to time located and sever, dismantle or remove the same or any fixtures for the time being and from time to time from such Charged Property without being liable for any loss or damage thereby occasioned.

### **11.9 Protection of Assets**

A Receiver may, in each case as he may think fit:

- (a) make and effect, and concur in the making and effecting of, all repairs, maintenance, decoration, provision of all services (including lighting, heating and cleansing) structural and other alterations, improvements, additions and development in or to the Charged Property and do anything else in connection with the Charged Property which he may think fit or which he may deem proper for the efficient use or management of the Charged Property, as well as for the protection as for the improvement of the Charged Property or for the protection of the security hereby constituted;

- (b) commence and/or complete any building operations on the Mortgaged Property, or other Charged Property;
- (c) apply for and maintain any planning permission, building regulation, approval or any other permission, consent or licence in relation to the Charged Property; and
- (d) effect and maintain the Insurances.

#### **11.10 Receipts**

A Receiver may give valid receipts for all monies and execute all deeds or documents (with full power to convey any assets sold in the name of the relevant Chargor) as may be necessary or appropriate in the name of, or on behalf of the relevant Chargor for the purpose of exercising any of the powers, authorities and discretions conferred on the Receiver by or pursuant to this Deed and to use the name of the relevant Chargor for all or any of such powers, authorities and discretions, for which purpose the relevant Chargor hereby irrevocably appoints every such Receiver to be its attorney.

#### **11.11 Sale of assets**

A Receiver may sell, exchange, convert into money and realise any Charged Property by public auction, tender or private treaty in any manner and on any terms and with or without such advertisement and in such lot or lots and together or separately as the Receiver thinks fit. The consideration for any such transaction may consist of cash, or other obligations, shares, stock or other valuable consideration and any such consideration may be payable in a lump sum or by instalments spread over such period as the Receiver thinks fit. Fixtures may be severed and sold separately from the property containing them without the consent of the relevant Chargor.

#### **11.12 Subsidiaries**

A Receiver may promote the formation or purchase of, or concur in the promotion of the formation or purchase of, a subsidiary and/or subsidiaries of any Chargor with a view to the same purchasing, leasing, licensing or otherwise acquiring all or any of the assets of that Chargor and the Receiver may sell, lease, license or otherwise dispose all or any of the assets of that Chargor to such subsidiary or subsidiaries on such terms as he shall think fit.

#### **11.13 Exercise of Rights**

A Receiver may exercise or permit the relevant Chargor or any nominee of the relevant Chargor to exercise any powers or rights incidental to the ownership of its Charged Property in such manner as the Receiver may think fit and, in particular (as regards any shares, stock or other securities for the time being and from time to time included in its Charged Property), any rights for the time being and from time to time attached thereto.

#### **11.14 Uncalled capital**

A Receiver may call up all or any portion of any uncalled capital of a Chargor.

#### **11.15 Professional advice**

A Receiver may appoint a solicitor or accountant or other professionally qualified person to advise or assist it in the exercise of any of the powers, authorities and discretions by or pursuant to these presents or otherwise for any purpose connected with its Charged Property, and may discharge any such person.

#### **11.16 Seal**

A Receiver may use a Chargor's seal.

### 11.17 Intellectual Property

- (a) A Receiver may, in addition to the rights and powers conferred in relation to Intellectual Property under Clauses 11.1 to 11.16, in respect of any Intellectual Property:
  - (i) make such registrations and pay such fees, renewal fees, registration taxes and similar amounts as he thinks fit to keep such Intellectual Property in force;
  - (ii) take such steps as he thinks fit (including the institution of legal proceedings and the incurring of advertising expenditure) to police such Intellectual Property in any territory and to prevent third parties infringing it and otherwise to maintain and preserve its value; and
  - (iii) if he thinks fit, abandon or cancel such Intellectual Property or permit its registration (or application for registration) in any jurisdiction to lapse or to permit it to become liable to a claim for abandonment for non-use or otherwise.
- (b) To the extent that applicable law imposes duties on a Receiver to exercise remedies in respect of any Intellectual Property in a commercially reasonable manner (which duties cannot be waived under such law), each Chargor acknowledges and agrees that it is not commercially unreasonable for a Receiver:
  - (i) to fail to incur expenses reasonably deemed significant by the Receiver to prepare Intellectual Property for disposition;
  - (ii) to obtain or, if not required by other law, to fail to obtain consents of any governmental authority or other third party for the collection or disposition of Intellectual Property to be collected or disposed of;
  - (iii) to advertise dispositions of Intellectual Property through publications or media of general circulation;
  - (iv) to contact other persons, whether or not in the same business as Chargors for expressions of interest in acquiring all or any portion of the Intellectual Property;
  - (v) to hire one or more professional auctioneers to assist in the disposition of Intellectual Property, whether or not the Intellectual Property is of a specialised nature;
  - (vi) to dispose of Intellectual Property by utilising Internet sites that provide for the auction of assets of the types included in the Intellectual Property or that have the reasonable capability of doing so, or that match buyers and sellers of assets;
  - (vii) to disclaim disposition warranties;
  - (viii) to purchase insurance or credit enhancements to insure a Receiver against risks of loss, collection or disposition of Intellectual Property or to provide to a Receiver a guaranteed return from the collection or disposition of Intellectual Property;
  - (ix) to the extent deemed appropriate by a Receiver, to obtain the services of other brokers, investment bankers, consultants and other professionals to assist a Receiver in the collection or disposition of any of the Intellectual Property.
- (c) Each Chargor acknowledges that the purpose of this Clause 11.17 is to provide non-exhaustive indications of what actions or omissions by a Receiver would not be commercially unreasonable in a Receiver's exercise of remedies against the Intellectual Property and that other actions or omissions by a Receiver shall not be deemed commercially unreasonable

solely on account of not being indicated in this Clause 11.17. Without limitation of the foregoing, nothing contained in this Clause 11.17 shall be construed to grant any rights to any Chargor or to impose any duties on a Receiver that would not have been granted or imposed by this Deed or by applicable law in the absence of this Clause 11.17.

## **12. Application of Proceeds**

Any monies received by the UK Security Trustee or any Receiver after this Deed has become enforceable shall be applied in the following order of priority (but without prejudice to the right of the UK Security Trustee to recover any shortfall from the Chargors):

- (a) in satisfaction of or provision for all costs and expenses incurred by the UK Security Trustee or any Receiver and of all remuneration properly due to any Receiver under this Deed;
- (b) in or towards payment of the Secured Obligations or such part of them as is then due and payable to the Secured Parties in accordance with the terms of the Credit Agreement; and
- (c) in payment of the surplus (if any) to any Chargor or other person entitled to it.

## **13. Expenses and Indemnity**

Subject to section 10.3 (*Indemnification*) of the Credit Agreement, each Chargor shall, within three Business Days of demand, pay the amount of all costs and expenses (including legal fees and VAT) incurred in connection with the enforcement of, or the preservation of any rights or discretions, under this Deed by the UK Security Trustee, or any Receiver, attorney, manager, agent or other person appointed by the UK Security Trustee under this Deed (including the Nominee) or by statute, and keep each of them indemnified against any failure or delay in paying the same.

## **14. Delegation**

### **14.1 General**

The UK Security Trustee and any Receiver may, for the time being and from time to time, delegate by power of attorney or in any other manner (including under the hand of any manager of the UK Security Trustee) to any person any right, power or discretion exercisable by the UK Security Trustee or such Receiver (as the case may be) under this Deed. Any such delegation may be made upon the terms (including power to sub-delegate) and subject to any regulations which the UK Security Trustee or such Receiver (as the case may be) may think fit. Neither the UK Security Trustee nor any Receiver will be in any way liable or responsible to any Chargor for any loss or liability arising from any act, default, omission or misconduct on the part of any such delegate or sub-delegate who shall be entitled to all the indemnities to which his appointor is entitled under this Deed unless the UK Security Trustee acted with gross negligence or willful misconduct in the selection of such delegate.

## **15. Further Assurances**

### **15.1 General**

Each Chargor shall, at its own expense, execute and do all such acts, deeds and things (including payment of all stamp duties, stamp duty land tax and registration fees) the UK Security Trustee or a Receiver may reasonably require for:

- (a) fully and effectively creating, perfecting or protecting and/or registering the security intended to be created by this Deed or any standard security over any Charged Property; and
- (b) after the security constituted by this Deed has become enforceable, facilitating the realisation of any Charged Property or the exercise of any right, power or discretion exercisable, by the UK Security Trustee or any Receiver in respect of any Charged Property, including the

execution of any transfer, conveyance, assignment or assurance of any property whether to the UK Security Trustee or to its nominees, and the giving of any notice, order or direction and the making of any registration, which in any such case, the UK Security Trustee may think necessary or desirable.

## **15.2 Further Subsidiaries**

- (a) Each Chargor undertakes to ensure that each company which is required to grant security or a guarantee pursuant to the terms of the Credit Agreement, and which becomes a Subsidiary (whether direct or indirect) of any Chargor after the date of this Deed shall, as soon as reasonably practicable upon being required to do so by the Agent execute a Deed of Accession and/or Guarantor Accession Letter (and such other security documents in relation to property located in any jurisdiction other than England and Wales required by the Loan Documents or the UK Security Trustee) and such company shall on the date which such Deed of Accession and/or Guarantor Accession Letter (as applicable) is executed by it become a party to this Deed in the capacity of a Chargor and/or Guarantor (as applicable) and this Deed shall be read and construed for all purposes as if such company had been an original party to this Deed as a Chargor and/or Guarantor (but for the avoidance of doubt the security created by such company shall be created on the date of the Deed of Accession).
- (b) The UK Security Trustee may specify any amendments or changes to the form or manner in which any such new Chargor gives such security provided it is no more onerous than the terms hereof.
- (c) The Company shall procure that all registrations or other steps necessary to perfect any security created by a Deed of Accession or other applicable security document are completed as soon as is practicable after its execution and in any event within any applicable time limit.
- (d) Each Chargor (other than the Company) by its execution of this Deed or any Deed of Accession, irrevocably appoints the Company to execute on its behalf any Deed of Accession without further reference to or the consent of such Chargor and such Chargor shall be bound by any such Deed of Accession as if it had itself executed such Deed of Accession.
- (e) Without limiting the other provisions of this Clause 15.2 (*Further Subsidiaries*), each Chargor and each Guarantor acknowledges that any Subsidiary which executes a Deed of Accession and/or a Guarantor Accession Letter will become bound by, and entitled to the benefit of all provisions of this Deed applicable as between the Chargors and the Guarantors themselves.

## **16. Power of Attorney**

Each Chargor, for the duration of the Security Period, by way of security, irrevocably and severally appoints the UK Security Trustee, each Receiver and any of their delegates or sub-delegates to be its attorney and on its behalf and in its name or otherwise to execute and do all such acts, deeds and things which such Chargor is obliged to take under this Deed and generally, on its behalf and in its name, to exercise all or any of the powers, authorities and discretions conferred by or pursuant to this Deed on the UK Security Trustee or any Receiver. Each Chargor hereby ratifies and confirms and agrees to ratify and confirm whatever any attorney does or purports to do pursuant to its appointment under this clause.

## **17. Continuing Security**

### **17.1 Additional Security**

The security constituted by this Deed is in addition to and is not in any way prejudiced by any other security now or subsequently held by the UK Security Trustee for any of the Secured Obligations.

## **17.2 Continuing Security**

The security constituted by this Deed is continuing and will extend to the ultimate balance of all the Secured Obligations, regardless of any intermediate payment or discharge in whole or in part.

## **17.3 Reinstatement**

If any payment by a Chargor or any discharge given by the UK Security Trustee (whether in respect of the obligations of any Loan Party or any security for those obligations or otherwise) is avoided or reduced as a result of insolvency or any similar event:

- (a) the liability of each Chargor shall continue as if the payment, discharge, avoidance or reduction had not occurred; and
- (b) the UK Security Trustee shall be entitled to recover the value or amount of that security or payment from each Chargor, as if the payment, discharge, avoidance or reduction had not occurred.

## **17.4 Waiver of defences**

The obligations of each Chargor under this Deed will not be affected by an act, omission, matter or thing which, but for this clause, would reduce, release or prejudice any of its obligations under this Deed (without limitation and whether or not known to it or the UK Security Trustee) including:

- (a) any time, waiver or consent granted to, or composition with, any Loan Party or other person;
- (b) the release of any other Loan Party or any other person under the terms of any composition or arrangement with any creditor of any Loan Party or any other person;
- (c) the taking, variation, compromise, exchange, renewal or release of, or refusal or neglect to perfect, take up or enforce, any rights against, or security over assets of, any Loan Party or other person or any non-presentation or non-observance of any formality or other requirement in respect of any instrument or any failure to realise the full value of any security;
- (d) any incapacity or lack of power, authority or legal personality of or dissolution or change in the members or status of any Loan Party or any other person;
- (e) any amendment (however fundamental) or replacement of a Loan Document or any other document or security;
- (f) any unenforceability, illegality or invalidity of any obligation of any person under any Loan Document or any other document or security; or
- (g) any insolvency or similar proceedings.

## **17.5 Immediate recourse**

Each Chargor waives any right it may have of first requiring the UK Security Trustee to proceed against or enforce any other rights or security or claim payment from any person before enforcing the security constituted by this Deed. This waiver applies irrespective of any law or any provision of a Loan Document to the contrary.

## **17.6 Appropriations**

Until all the end of the Security Period, the UK Security Trustee may:

- (a) refrain from applying or enforcing any other monies, security or rights held or received by the UK Security Trustee in respect the Secured Obligations, or apply and enforce the same in such manner and order as it sees fit (whether against the Secured Obligations or otherwise) and no Chargor shall be entitled to the benefit of the same; and
- (b) hold in an interest-bearing suspense account any monies received from any Chargor or on account of any Chargor's liability in respect of the Secured Obligations.

#### **17.7 Deferral of Chargors' rights**

Until the end of the Security Period and unless the UK Security Trustee otherwise directs, no Chargor will exercise any rights which it may have by reason of performance by it of its obligations under the Loan Documents:

- (a) to be indemnified by a Loan Party;
- (b) to claim any contribution from any other guarantor of any Loan Party's obligations under the Loan Documents; and/or
- (c) to take the benefit (in whole or in part and whether by way of subrogation or otherwise) of any of the Secured Parties' or UK Security Trustee's rights under the Loan Documents or of any other guarantee or security taken pursuant to, or in connection with, the Loan Documents by the UK Security Trustee or any other Secured Party.

### **18. Guarantee and Indemnity**

#### **18.1 Guarantee and indemnity**

Each Guarantor irrevocably and unconditionally jointly and severally:

- (a) guarantees to the UK Security Trustee punctual performance by each other Loan Party of all the Loan Party's obligations under the Loan Documents;
- (b) undertakes with the UK Security Trustee that whenever a Loan Party does not pay any amount when due under or in connection with any Loan Document, that Guarantor shall immediately on demand pay that amount as if it was the principal obligor; and
- (c) agrees with the UK Security Trustee that if any obligation guaranteed by it is or becomes unenforceable, invalid or illegal, it will, as an independent and primary obligation, indemnify the UK Security Trustee immediately on demand against any cost, loss or liability it incurs as a result of a Loan Party not paying any amount which would, but for such unenforceability, invalidity or illegality, have been payable by it under any Loan Document on the date when it would have been due. The amount payable by a Guarantor under this indemnity will not exceed the amount it would have had to pay under this Clause 18(*Guarantee and Indemnity*) if the amount claimed had been recoverable on the basis of a guarantee.

#### **18.2 Continuing Guarantee**

This guarantee is a continuing guarantee and will extend to the ultimate balance of sums payable by any Loan Party under the Loan Documents, regardless of any intermediate payment or discharge in whole or in part.

#### **18.3 Reinstatement**

If any discharge, release or arrangement (whether in respect of the obligations of any Loan Party or any security for those obligations or otherwise) is made by UK Security Trustee in whole or in part on the basis of any payment, security or other disposition which is avoided or must be restored in



insolvency, liquidation, administration or otherwise, without limitation, then the liability of each Guarantor under this Clause 18 (*Guarantee and Indemnity*) will continue or be reinstated as if the discharge, release or arrangement had not occurred.

#### **18.4 Waiver of defences**

The obligations of each Guarantor under this Clause 18 (*Guarantee and Indemnity*) will not be affected by any act, omission, matter or thing which, but for this Clause, would reduce, release or prejudice any of its obligations under this Clause 18 (*Guarantee and Indemnity*) (without limitation and whether or not known to it or the UK Security Trustee) including:

- (a) any time, waiver or consent granted to, or composition with, any Loan Party or other person;
- (b) the release of any other Loan Party or any other person under the terms of any composition or arrangement with any creditor of any Loan Party;
- (c) the taking, variation, compromise, exchange, renewal or release of, or refusal or neglect to perfect, take up or enforce, any rights against, or security over assets of, any Loan Party or other person or any non-presentation or non-observance of any formality or other requirement in respect of any instrument or any failure to realise the full value of any security;
- (d) any incapacity or lack of power, authority or legal personality of or dissolution or change in the members or status of a Loan Party or any other person;
- (e) any amendment, novation, supplement, extension restatement (however fundamental and whether or not more onerous) or replacement of a Loan Document or any other document or security including any change in the purpose of, any extension of or increase in any facility or the addition of any new facility under any Loan Document or other document or security;
- (f) any unenforceability, illegality or invalidity of any obligation of any person under any Loan Document or any other document or security;
- (g) any insolvency or similar proceedings; or
- (h) the exercise of, or refraining from the exercise of, any rights against any Loan Party or any Charged Property.

#### **18.5 Guarantor intent**

Without prejudice to the generality of Clause 17.4 (*Waiver of defences*), each Guarantor expressly confirms that it intends that this guarantee shall extend from time to time to any (however fundamental) variation, increase, extension or addition of or to any of the Loan Documents and/or any facility or amount made available under any of the Loan Documents for the purposes of or in connection with any of the following:

- (a) business acquisitions of any nature;
- (b) increasing working capital;
- (c) enabling investor distributions to be made;
- (d) carrying out restructurings;
- (e) refinancing existing facilities;
- (f) refinancing any other indebtedness;

- (g) making facilities available to new borrowers;
- (h) any other variation or extension of the purposes for which any such facility or amount might be made available from time to time; and
- (i) any fees, costs and/or expenses associated with any of the foregoing.

#### **18.6 Immediate recourse**

Each Guarantor waives any right it may have of first requiring the UK Security Trustee (or any trustee or agent on its behalf) to proceed against or enforce any other rights or security or claim payment from any person before claiming from that Guarantor under this Clause 18 (*Guarantee and Indemnity*). This waiver applies irrespective of any law or any provision of a Loan Document to the contrary.

#### **18.7 Appropriations**

Until all amounts which may be or become payable by the Loan Party under or in connection with the Loan Documents have been irrevocably paid in full, the UK Security Trustee (or any trustee or agent on its behalf) may:

- (a) refrain from applying or enforcing any other moneys, security or rights held or received by the UK Security Trustee (or any trustee or agent on its behalf) in respect of those amounts, or apply and enforce the same in such manner and order as it sees fit (whether against those amounts or otherwise) and no Guarantor shall be entitled to the benefit of the same; and
- (b) hold in an interest-bearing suspense account any moneys received from any Guarantor or on account of any Guarantor's liability under this Clause 18 (*Guarantee and Indemnity*).

#### **18.8 Deferral of Guarantor's rights**

Until all amounts which may be or become payable by each Loan Party under or in connection with the Loan Documents have been irrevocably paid in full and unless the UK Security Trustee otherwise directs, no Guarantor will exercise any rights which it may have by reason of performance by it of its obligations under the Loan Documents or by reason of any amount being payable, or liability arising, under this Clause 18 (*Guarantee and Indemnity*):

- (a) to receive or claim payment from or be indemnified by a Loan Party;
- (b) to claim any contribution from any other guarantor of, or provider of any Security Interest in respect of, any Loan Party's obligations under the Loan Documents;
- (c) to take the benefit (in whole or in part and whether by way of subrogation or otherwise) of any rights of the Secured Parties under the Loan Documents or of any other guarantee or security taken pursuant to, or in connection with, the Loan Documents by the Secured Parties;
- (d) to bring legal or other proceedings for an order requiring any Loan Party to make any payment, or perform any obligation, in respect of which any Guarantor has given a guarantee, undertaking or indemnity under Clause 17 (*Guarantee and Indemnity*) of this Deed;
- (e) to exercise any right of set-off against any Loan Party; and/or
- (f) to claim or prove as a creditor of any Loan Party in competition with the Secured Parties (or any of them).

## **18.9 Additional Security**

This guarantee is in addition to and is not in any way prejudiced by any other guarantee or security now or subsequently held by the UK Security Trustee.

## **18.10 Guarantee in favour of the Bank Product Providers**

For the purposes of this Clause 18 (*Guarantee and indemnity*), the definition of Loan Documents shall be deemed to include any Bank Product Agreement.

## **19. Miscellaneous**

### **19.1 Covenant to pay**

Each Chargor shall pay or discharge the Secured Obligations in the manner provided for in the Credit Agreement and in any other document creating or evidencing the Secured Obligations and/or otherwise as agreed from time to time.

### **19.2 The Land Registry**

In respect of the Mortgaged Property each Chargor undertakes to make or procure that there is made due application to the Chief Land Registrar (at the same time as registering each legal mortgage in Clause 3.1(a)):

- (a) for a restriction in the following terms to be entered on the Register of Title relating to any Mortgaged Property registered at The Land Registry in its name and against which this Deed may be noted:

“No disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the proprietor for the time being of the charge dated [ ] 2020 in favour of Wells Fargo Bank, National Association referred to in the charges register.”; and

- (b) to enter into an obligation to make further advances on the register of title relating to it.

### **19.3 New Accounts**

If the UK Security Trustee receives, or is deemed to be affected by, notice, whether actual or constructive, of any subsequent charge or other interest affecting any Charged Property and/or the proceeds of sale of any Charged Property, the UK Security Trustee may open a new account for any Chargor. If the UK Security Trustee does not open a new account, it shall nevertheless be treated as if it had done so at the time when it received or was deemed to have received notice. As from that time all payments made to the UK Security Trustee will be credited or be treated as having been credited to the new account and will not operate to reduce any amount for which this Deed is security and, furthermore, the UK Security Trustee shall be under no obligation to advance any monies or provide or continue to provide any credit facility to any Borrower.

### **19.4 Tacking**

The UK Security Trustee covenants with each Chargor that it shall perform its obligations under any document creating or evidencing the Secured Obligations (including any obligation to make available further advances).

### **19.5 Separate Charges**

This Deed shall, in relation to each Chargor, be read and construed as if it were a separate Deed relating to such Chargor to the intent that if any Security Interest created by any other Chargor in this

Deed shall be invalid or liable to be set aside for any reason, this shall not affect any Security Interest created under this Deed by such first Chargor.

#### **19.6 Invalidity**

If, at any time, any provision of this Deed is or becomes invalid, illegal or unenforceable in any respect under any law of any jurisdiction, neither the legality, validity or enforceability of the remaining provisions nor the legality, validity or enforceability of such provision under the law of any other jurisdiction will in any way be affected or impaired.

#### **19.7 Payments**

- (a) Subject to paragraph (b) below, all payments to be made by a Chargor or Guarantor under this Deed shall be made without (and free and clear of, and without any deduction for or on account of) any set-off or counterclaim, or (except to the extent compelled by law) any deduction or withholding for or on account of tax.
- (b) If a Chargor or Guarantor is compelled by law to make any deduction or withholding from any sum payable under this Deed, the sum so payable by the Chargor or Guarantor shall be increased so as to result in the receipt by the UK Security Trustee of a net amount equal to the full amount expressed to be payable under this Deed.
- (c) Subject to section 10.3 (*Indemnification*) of the Credit Agreement, each Chargor shall pay and shall, within three Business Days of demand, indemnify the UK Security Trustee against any cost, loss or liability the UK Security Trustee incurs in relation to all stamp duty, registration and other similar taxes payable in respect of this Deed.

#### **20. Release**

Upon the expiry of the Security Period (but not otherwise), the UK Security Trustee shall, at the request and cost of the Chargors, take whatever action is necessary to release the Charged Property from the security constituted by this Deed and/or reassign the benefit of the Charged Property to the Chargors. If the UK Security Trustee is of the opinion that any payment made in or towards the discharge of any of the Secured Obligations is capable of being avoided or set aside under any law applicable to liquidation, administration, receivership or insolvency, then the UK Security Trustee may defer taking the action contemplated by this Clause 20 for such period as it may deem appropriate. The Chargors shall, within three Business Days of demand by the UK Security Trustee, reimburse the Secured Parties for the amount of all costs and expenses (including legal fees) reasonably incurred by any Secured Party in responding to, evaluating, negotiating or complying with that request.

#### **21. Rights and Remedies**

The rights of the UK Security Trustee under this Deed are cumulative, may be exercised as often as considered appropriate and are in addition to the general law. Such rights (whether arising hereunder or under the general law) shall not be capable of being waived or varied otherwise than by an express waiver or variation in writing and, in particular, any failure to exercise or delay in exercising any of such rights shall not operate as a waiver or variation of that or any other such right, any defective or partial exercise of any such rights shall not preclude any other or further exercise of that or any other such right, and no act or course of conduct or negotiation by the UK Security Trustee or on its behalf shall in any way preclude it from exercising any such right or constitute a suspension or any variation of any such right.

#### **22. Notices**

Any notice or other communication to be made or given under this Deed shall be made or given, and shall be deemed to have been received, in accordance with the provisions of section 11 (*Notices*) of the Credit Agreement. The notice details of the Company and the UK Security Trustee shall be as set

out in section 11 (*Notices*) of the Credit Agreement. The notices details of each of the Chargors and Guarantors (other than the Company) shall be as set out in the execution pages to this Deed.

**23. Counterparts**

This Deed may be executed in any number of counterparts and this has the same effect as if the signatures on the counterparts were on a single copy of this Deed.

**24. Governing Law**

This Deed and any non-contractual obligations arising out of or in connection with it shall be governed by and shall be construed in accordance with English law.

**25. Jurisdiction**

- (a) The courts of England have exclusive jurisdiction to settle any dispute arising out of or in connection with this Deed (including a dispute regarding the existence, validity or termination of this Deed) (a **Dispute**).
- (b) The parties agree that the courts of England are the most appropriate and convenient courts to settle Disputes and accordingly no party will argue to the contrary.
- (c) This Clause 25 is for the benefit of the UK Security Trustee only. As a result, the UK Security Trustee shall not be prevented from taking proceedings relating to a Dispute in any other courts with jurisdiction. To the extent allowed by law, the UK Security Trustee may take concurrent proceedings in any number of jurisdictions.

**26. Service of Process**

Without prejudice to any other mode of service allowed under any relevant law, each Chargor (other than a Chargor incorporated in England and Wales):

- (a) irrevocably appoints Diversis Capital UK Limited as its agent for service of process in relation to any proceedings before the English courts in connection with this Deed; and
- (b) agrees that failure by a process agent to notify the relevant Chargor of the process will not invalidate the proceedings concerned.

For the benefit of the UK Security Trustee, Diversis Capital UK Limited expressly agrees and consents to its irrevocable appointment as process agent pursuant to this Clause 26.

This Deed has been entered into as a deed on the date stated at the beginning of this Deed.

**SCHEDULE 1**  
**The Original Parties**

**Part I – The Chargors**

<b>Chargor</b>	<b>Registration number (or equivalent, if any)</b>
ServicePower, Inc.	Delaware, USA
ServicePower Business Solutions Limited	03263208
ServicePower Technologies Ltd	03941006
Diversis Capital UK Limited	10491160

**Part II – The Guarantors**

<b>Guarantor</b>	<b>Registration number (or equivalent, if any)</b>
ServicePower Business Solutions Limited	03263208
ServicePower Technologies Ltd	03941006
Diversis Capital UK Limited	10491160

**SCHEDULE 2**  
**Mortgaged Property**

None as at the date of this deed.

**SCHEDULE 3**  
**Assigned Agreements**

**Part I**

**Assigned Agreements**

**ServicePower Business Solutions**

**Summary of Current Insurances**

	<b>Provider</b>	<b>Insurance</b>	<b>Annual £</b>	<b>Cover Period Start</b>	<b>date</b>
1	Aviva	Private Medical/ Health Insurance	9,035.71	28/03/2020	27/03/2021
2	Met Life	Group Life Assurance (Death in	5,372.06	18/06/2020	31/05/2021
3	AIG Europe Limited (UK)	Business Travel (Lifeline Plus)	1,702.61	09/06/2020	08/06/2021
4	Travelers Insurance	Commercial Combined Insurance	10,492.37	09/06/2020	08/06/2021
5	Canada Life	Income Protection	2,925.70	01/06/2020	31/05/2021
7	Jelf	Employment Law Assistance	562.00	01/01/2020	31/12/2020
9	Impey (Landlord)	Buildings Insurance Recharge	1,720.33	25/11/2019	24/11/2020



## Part II

### Notice of Assignment and Acknowledgement

To: Contract third party/Insurer

Date:

Dear Sirs

We, as Chargor, give notice that by a UK Guarantee and Security Agreement dated [ ] 2020 between, among others [Company], certain of its affiliates and Wells Fargo Bank, National Association (the **UK Security Trustee**) (the **UK Security Agreement**) we have assigned the [Contracts/Insurances] detailed in the annex to this letter and all our interest (including the benefit of all money owing to or to become owing to us and all interest therein) under and in respect of such [Contracts/Insurances].

We authorise you to issue a letter of undertaking, in the form attached, to the UK Security Trustee and to act on the instructions of the UK Security Trustee in the manner provided in that letter without any further reference to or authorisation from us.

We shall continue to be responsible to perform our obligations under the [Contracts/Insurances].

Yours faithfully

For and on behalf of  
[Chargor]

To: Wells Fargo Bank, National Association  
2450 Colorado Avenue, Suite 3000 West  
Santa Monica, California 90404, USA

Attention: Technology Finance Portfolio Manager

Date:

Dear Sirs

**Letter of undertaking**

In accordance with an assignment made by [Chargor] (the Company) dated [ ] 2020 and in consideration of you agreeing to the Company continuing the [contracts/insurances] detailed in such assignment (the **[Contracts/Insurances]**) we undertake:

1. [to note your interest as mortgagee and sole loss payee on the Insurances;]
2. to disclose to you without any reference to or further authority from the Company such information relating to the [Contracts/Insurances] as you may at any time request;
3. with effect from the date of your receipt of a notice from you that an Event of Default has occurred and is outstanding:
  - (a) not to [release/terminate] any of the [Contracts/Insurances] on request by the Company without your prior written consent; and
  - (b) [to pay all claims payable under the Insurances to you unless you otherwise agree in writing except as required by law.]
4. We acknowledge and confirm that
  - (a) you are an assignee of the Chargor and may severally enforce all rights and benefits assigned to you against us and shall not be obliged to join any other person in any action to enforce the same;
  - (b) we have not received notice of any previous assignments or charges of or over any of the rights, interests and benefits in and to the payments under the [Contract/Insurances];
  - (c) we have not claimed or exercised any right of set-off, counterclaim or other right relating to any payments arising under the Contract, have no outstanding right to claim or exercise any right of set-off, counterclaim or any other right relating to any payment arising under the Contract and hereby waive any such rights which we may have in the future: and
  - (d) no amendment, variation, termination, waiver or release of any rights, interest and benefits in and to any payments arising under the [Contracts/Insurances] shall be effective without your prior written consent.

This letter shall be governed and construed in accordance with English law.

Yours faithfully

For and on behalf of  
**[Contract third party/Insurer]**

**SCHEDULE 4**  
**Group Shares**

Subsidiary	Issued Share Capital	Shareholder(s)
Diversis Capital UK Limited	13,656,089 Ordinary Shares of £1.00 each	ServicePower, Inc.
ServicePower Technologies Ltd	227,560,827 Ordinary Shares of £0.01 each	Diversis Capital UK Limited
ServicePower Business Solutions Limited	1,000,000 Deferred Shares of £0.01 each  108,100 Ordinary Shares of £0.01 each	ServicePower Technologies Ltd

**SCHEDULE 5**  
**[Reserved]**

**SCHEDULE 6**  
**Scheduled Intellectual Property**

**Part I**  
**Registrations and applications owned by one or more of the Chargors**

	<b>Title of Patent</b>	<b>Publication Number</b>
1	Methods and Apparatuses for Quantum Annealing Tuning	EP3173984
2	Infeasible Schedules In A Quantum Annealing Optimisation Process	EP3136308
3	Encoding Of A Schedule Into A Structure	EP3136312
4	Interact Calculation In A Quantum Annealing Optimisation Process	EP3136311
5	Methods And Apparatuses For Quantum Annealing Tuning	GB2544487

**Part II**  
**Details of Licenses-In**

None as at the date of this deed.

**Part III**  
**Details of Adverse Interests**

None as at the date of this deed.

**SCHEDULE 7**  
**Charged Accounts**

<b>Account Holder</b>	<b>Currency</b>	<b>Account Number</b>	<b>Sort Code</b>	<b>Bank and Branch Address</b>
ServicePower Business Solutions Limited	Euro	[REDACTED]	[REDACTED]	5 Great Underbank, Stockport, Cheshire, SK1 1LH.
ServicePower Business Solutions Limited	British Pound	[REDACTED]	[REDACTED]	5 Great Underbank, Stockport, Cheshire, SK1 1LH.
ServicePower Business Solutions Limited	British Pound	[REDACTED]	[REDACTED]	5 Great Underbank, Stockport, Cheshire, SK1 1LH.
ServicePower Business Solutions Limited	British Pound	[REDACTED]	[REDACTED]	5 Great Underbank, Stockport, Cheshire, SK1 1LH.
ServicePower Business Solutions Limited	United States Dollar	[REDACTED]	[REDACTED]	HSBC, P.O. Box 1393, Buffalo, New York 14240-1393
ServicePower Technologies Limited	British Pound	[REDACTED]	[REDACTED]	5 Great Underbank, Stockport, Cheshire, SK1 1LH.

**SCHEDULE 8**  
**Form of Charged Accounts Notice & Acknowledgement**

[Letterhead of relevant Chargor]

[Date]

To:                      [Bank name]  
                              [Branch address]

Attention:              Branch Manager

Dear Sirs,

[Company name] (the **Company**) hereby give notice to [name of bank] (the **Bank**) that by a UK Guarantee and Security Agreement dated [●] (the **Deed**), the Company charged to Wells Fargo Bank, National Association as UK Security Trustee by way of charge all the Company's rights, title, interest and benefit in and to the following account(s) held with the Bank and all amounts standing to the credit of such account(s) from time to time:

Account No. [●], sort code [●]-[●]-[●];  
Account No. [●], sort code [●]-[●]-[●]; and  
[Repeat as necessary]

(the **Charged Account(s)**).

Please acknowledge receipt of this letter by returning a copy of the attached letter on the Bank's headed notepaper with a receipted copy of this notice forthwith, to Wells Fargo Bank, National Association at 2450 Colorado Avenue, Suite 3000 West, Santa Monica, California 90404, USA, Attention: Technology Finance Portfolio Manager.

Please acknowledge receipt of this letter.

Yours faithfully

for and on behalf of  
[relevant Chargor]

[Bank Letterhead]

[Date]

To: Wells Fargo Bank, National Association  
2450 Colorado Avenue, Suite 3000 West  
Santa Monica, California 90404, USA  
Attention: Technology Finance Portfolio Manager  
(UK Security Trustee)

Dear Sirs

**[●] Limited (the Company)**

We refer to the notice dated \_\_\_\_\_ from the Company with respect to the charge which it has granted to the UK Security Trustee over the Charged Accounts listed therein (the **Notice**). Terms not defined in this letter shall have the meanings given to them in the Notice.

We hereby acknowledge that the Company has charged to the UK Security Trustee by way of a charge all of its rights, title, interest and benefit in and to the Charged Accounts. We hereby irrevocably undertake that, upon receipt of notice by us from the UK Security Trustee that an Event of Default (as defined in the Deed) has occurred and is continuing, we shall:

- (a) not permit or effect any withdrawal or transfer from any Charged Account by or on behalf of the Company save for withdrawals and transfers requested by the UK Security Trustee in writing or by accepted electronic payment channels to us pursuant to the terms of this letter;
- (b) comply with all instructions received by us from the UK Security Trustee with respect to the conduct of the Charged Accounts provided that such instructions are given in accordance with the terms of this letter;
- (c) save for fees and charges payable to us for the operation of the Charged Accounts, not exercise any right of combination, consolidation, merger or set-off which we may have in respect of, or otherwise exercise any other right which we may have to apply any monies from time to time standing or accruing to the credit of any of the Charged Accounts; and
- (d) upon request from the UK Security Trustee promptly send to such person copies with respect to the Charged Accounts of all statements and, if requested by the UK Security Trustee, copies of all credits, debits and notices given or made by us in connection with such account.

We shall not be obliged to comply with any instructions received from the UK Security Trustee where (i) such instructions are not received in writing or by accepted electronic payment channels, (ii) due to circumstances not within our direct control we are unable to comply with such instructions, and (iii) to comply with such instructions will breach applicable law or regulation.

We may rely on any notice, instruction, direction, communication or other document or information believed by us to be genuine and correct which has been signed or communicated by the person by who it purports to be signed and communicated and we shall not be liable for the consequences.

This letter and any non-contractual obligations arising out of or in connection with it shall be governed by English law and all parties hereby submit to the jurisdiction of the English courts.

Yours faithfully

.....  
for and on behalf of  
**[BANK]**



**SCHEDULE 9**  
**Deed of Accession**

**THIS DEED OF ACCESSION** is dated [ ]

**BETWEEN:**

- (1) [ ] **LIMITED** (registered in England and Wales with company number [ ]) (the **New Chargor**);
- (2) **SERVICEPOWER, INC.** registered in Delaware, USA (the **Company**) for itself and as agent for and on behalf of each of the other Chargors presently party to the UK Guarantee and Security Agreement (as defined below); and
- (3) **WELLS FARGO BANK, NATIONAL ASSOCIATION** as agent and security trustee for the Secured Parties (the **UK Security Trustee**).

**BACKGROUND:**

- (A) The Company and others as Chargors entered into a UK Guarantee and Security Agreement dated [ ] 2020 (as supplemented and amended from time to time, the **UK Security Agreement**) in favour of the UK Security Trustee.
- (B) The New Chargor has at the request of the Company and in consideration of the Lenders continuing to make facilities available under the Credit Agreement and after giving due consideration to the terms and conditions of the Loan Documents and the UK Security Agreement and satisfying itself that there are reasonable grounds for believing that the entry into this Deed by it will be of benefit to it, decided in good faith and for the purpose of carrying on its business to enter into this Deed and thereby become a Chargor under the UK Security Agreement.
- (C) The Chargors and the UK Security Trustee intend that this document take effect as a deed notwithstanding that it may be executed under hand.

**IT IS AGREED:**

- 1. Terms defined in and definitions incorporated in, the UK Security Agreement have the same meaning when used in this Deed.
- 2. The New Chargor agrees to become a party to and bound by the terms of the UK Security Agreement as a Chargor with immediate effect and so that the UK Security Agreement shall be read and construed for all purposes as if the New Chargor had been an original party to the UK Security Agreement in the capacity of Chargor (but so that the security created consequent on such accession shall be created on the date of this Deed).
- 3. The New Chargor undertakes to be bound by all of the covenants and agreements in the UK Security Agreement which are expressed to be binding on a Chargor.
- 4. The New Chargor grants to the UK Security Trustee the assignments, charges, mortgages and other Security Interests described in the UK Security Agreement as being granted, created or made by Chargors under the UK Security Agreement to the intent that its assignments, charges, mortgages and other Security Interests shall be effective and binding upon it and its property and assets and shall not in any way be avoided, discharged or released or otherwise adversely affected by any ineffectiveness or invalidity of the UK Security Agreement or of any other party's execution of the UK Security Agreement or any other Deed of Accession, or by any avoidance, invalidity, discharge or release of any guarantee, assignment or charge contained in the UK Security Agreement or in any other Deed of Accession.

5. The UK Security Agreement and this Deed shall be read and construed as one to the extent and so that references in the UK Security Agreement to:
- (a) "this Deed" and similar phrases shall be deemed to include this Deed;
  - (b) "Schedule 2" shall be deemed to include a reference to Part I of the Schedule to this Deed;
  - (c) "Schedule 4" shall be deemed to include a reference to Part II of the Schedule to this Deed;
  - (d) "Schedule 5" shall be deemed to include a reference to Part III of the Schedule to this Deed;
  - (e) "Schedule 6" shall be deemed to include a reference to Part IV of the Schedule to this Deed; and
  - (f) "Schedule 7" shall be deemed to include a reference to Part V of the Schedule to this Deed.
6. The Company, for itself and as agent for and on behalf of the other Chargors under the UK Security Agreement, agrees and consents to all of the matters provided for in this Deed.
7. Without limiting the generality of the other provisions of this Deed and the UK Security Agreement, pursuant to the terms of this Deed and the UK Security Agreement, the New Chargor as security for the payment and performance of the Secured Obligations, and in the manner specified in Clause 1.2(g) of the UK Security Agreement:
- (a) charges to the UK Security Trustee by way of first legal mortgage all of the property (if any) now belonging to it brief descriptions of which are specified in Schedule 2 (*Mortgaged Property*) to the UK Security Agreement and/or Part I of the Schedule to this Deed;
  - (b) mortgages and charges and agrees to mortgage and charge to the UK Security Trustee by way of first mortgage all of the stocks, shares and other securities (if any) brief descriptions of which are specified in Part II of the Schedule to this Deed (which shall from today's date form part of the Group Shares for the purposes of the UK Security Agreement);
  - (c) charges to the UK Security Trustee by way of a first fixed charge all of its right, title and interest in and to the Charged Account(s) specified in Part V of the Schedule to this Deed and all monies standing to the credit of such Charged Account(s) and the debts represented by them;
  - (d) charges to the UK Security Trustee by way of first fixed charge its Intellectual Property (if any) specified in Part IV of the Schedule to this Deed (which shall from today's date form part of the Scheduled Intellectual Property of the Chargors for the purposes of the UK Security Agreement).

This Deed and all non-contractual obligations arising out of it shall be governed by and construed in accordance with English law.

This Deed has been entered into as a deed on the date stated at the beginning of this Deed.

**SCHEDULE TO THE DEED OF ACCESSION**

**Part I (Mortgaged Property)**

[ ]

**Part II (Group Shares)**

[ ]

**Part III (Reserved)**

[ ]

**Part IV (Scheduled Intellectual Property)**

[ ]

**Part V (Charged Accounts)**

[ ]

**SIGNATORIES**  
[to the Deed of Accession]

**The New Chargor**

Executed as a deed by )  
[ ] LIMITED )  
 ) .....  
Director

In the presence of:

Signature of witness .....  
Name .....  
Address .....  
Occupation .....

**The Company**

Executed as a deed by )  
[●] LIMITED/PLC )  
for itself and as agent for the other )  
Chargors party to the UK Security Agreement ) .....  
Director

In the presence of:

Signature of witness .....  
Name .....  
Address .....  
Occupation .....

**The UK Security Trustee**

**WELLS FARGO BANK, NATIONAL ASSOCIATION**

By:

**SCHEDULE 10**  
**Form of Guarantor Accession Letter**

Date: [•]

To: Wells Fargo Bank, National Association (the **UK Security Trustee**)

Dear Sirs

**UK Guarantee and Security Agreement dated [•] (the Agreement)**

1. We refer to the Agreement. This is a Guarantor Accession Letter. Terms defined in the Agreement have the same meaning in this Guarantor Accession Letter unless given a different meaning in this Guarantor Accession Letter.
2. [Subsidiary] agrees to become a Guarantor and to be bound by the terms of the Agreement as a Guarantor pursuant to clause 18 (*Guarantee and Indemnity*) of the Agreement. [Subsidiary] is a company duly incorporated under the laws of [name of relevant jurisdiction].
3. [Subsidiary's] administrative details are as follows:

Address:

Fax No:

Attention:

This Accession Letter and any non-contractual obligations arising out of or in connection with it, are governed by English law.

[This Accession Letter is entered into by deed.]

[Company]

[Subsidiary]

[SIGNATORIES

[to the Guarantor Deed of Accession]

**The New Guarantor**

Executed as a deed by

**[●] LIMITED**

)

)

)

.....

Director

In the presence of:

Signature of witness .....

Name

.....

Address

.....

Occupation

.....

**The Company**

Executed as a deed by

**● LIMITED/PLC**

for itself and as agent for the other

Guarantor party to the UK Security Agreement

)

)

)

)

.....

Director

In the presence of:

Signature of witness .....

Name

.....

Address

.....

Occupation

.....

**The UK Security Trustee**

**WELLS FARGO BANK, NATIONAL ASSOCIATION**

By:

## SIGNATORIES

### The Company and a Chargor

Executed as a deed by **SERVICEPOWER, INC.**  
acting by Ron Nayot  
who, in accordance with the laws of the State of  
Delaware, United States of America, is acting  
under the authority of the company

Authorised Signatory

### The Other Chargors

Executed as a deed by  
**DIVERSIS CAPITAL UK LIMITED**

Director

In the presence of:

Signature of witness

Name

Address

Occupation

Rachel Park  
1100 Glendon Ave Ste 920  
Los Angeles CA 90024  
Office Manager

#### Notice Details

Address: Petersgate House, St Petersgate, Stockport, SK1 1HE

Attention: Finance

Email: [finance@servicepower.com](mailto:finance@servicepower.com)

Executed as a deed by  
**SERVICEPOWER TECHNOLOGIES LTD**

Director

In the presence of:

Signature of witness

Name

Address

Occupation

Rachel Park  
1100 Glendon Ave Ste 920  
Los Angeles CA 90024  
Office Manager

#### Notice Details

Address: Petersgate House, St Petersgate, Stockport, SK1 1HE

Attention: Finance

Email: [finance@servicepower.com](mailto:finance@servicepower.com)

Executed as a deed by  
SERVICEPOWER BUSINESS SOLUTIONS LIMITED

Director

In the presence of:

Signature of witness

Name

Address

Occupation

Rachael Park  
1100 Glendon Ave Ste 920  
Los Angeles, CA 90024  
Office Manager

Notice Details

Address: Petersgate House, St Petersgate, Stockport, SK1 1HE

Attention: Finance

Email: [finance@servicepower.com](mailto:finance@servicepower.com)

**The Guarantors**

Executed as a deed by  
DIVERSIS CAPITAL UK LIMITED

Director

In the presence of:

Signature of witness

Name

Address

Occupation

Rachael Park  
1100 Glendon Ave Ste 920  
Los Angeles, CA 90024  
Office Manager

Notice Details

Address: Petersgate House, St Petersgate, Stockport, SK1 1HE

Attention: Finance

Email: [finance@servicepower.com](mailto:finance@servicepower.com)



Executed as a deed by  
**SERVICEPOWER TECHNOLOGIES LTD**

)  
)  
)



Director

In the presence of:

Signature of witness



Name

Rachel Park  
1100 Glendon Ave Ste 920  
Los Angeles, CA 90024

Address

Occupation

Office Manager

Notice Details

Address: Petersgate House, St Petersgate, Stockport, SK1 1HE

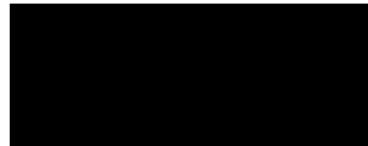
Attention: Finance

Email: [finance@servicepower.com](mailto:finance@servicepower.com)

Executed as a deed by

**SERVICEPOWER BUSINESS SOLUTIONS LIMITED**

)  
)  
)



Director

In the presence of:

Signature of witness



Name

Rachel Park  
1100 Glendon Ave Ste 920  
Los Angeles, CA 90024

Address

Occupation

Office Manager

Notice Details

Address: Petersgate House, St Petersgate, Stockport, SK1 1HE

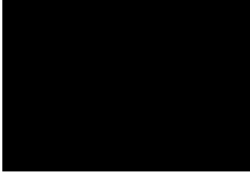
Attention: Finance

Email: [finance@servicepower.com](mailto:finance@servicepower.com)

The UK Security Trustee

WELLS FARGO BANK, NATIONAL ASSOCIATION

By:



Digitally signed  
by Charles Baker  
Date: 2020.10.29  
18:26:56 -07'00'

DB2/ 39510368.4

LEGAL01/13521151v7