

008007/13

MG01

Particulars of a mortgage or charge



A fee is payable with this form

We will not accept this form unless you send the correct fee

Please see 'How to pay' on the last page

☒ **What this form is for**
You may use this form to register
particulars of a mortgage or charge
in England and Wales or Northern
Ireland

☐ **What this form is NOT for**
You cannot use this form to re-
particulars of a charge for a S
company To do this, please us
form MG01s

SATURDAY



A26 *AK07NWN7* 13/08/2011 43
COMPANIES HOUSE

1 Company details		2 For official use	
Company number	04186840	Filling in this form Please complete in typescript or in bold black capitals All fields are mandatory unless specified or indicated by *	
Company name in full	DIRECT BUILDING SERVICES LIMITED		
2 Date of creation of charge			
Date of creation	12/08/2011		
3 Description			
Please give a description of the instrument (if any) creating or evidencing the charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'			
Description	DEBENTURE		
4 Amount secured			
Please give us details of the amount secured by the mortgage or charge			
Amount secured	Means all the monies and other liabilities and obligations which now or at any time in future may be owing due and/or payable (but remaining unpaid) by the Company to the Chargee in any manner and for any reason on any account, Secured Monies include all such monies due by the Company, either alone or jointly with any other person or on any partnership account (even though the whole of any part of such monies is represented or secured by any mortgages, guarantees, trust receipts, bills of exchange, leasing, hire or conditional sale agreements, assignments, agreements for discounting or factoring of Debts or any other agreements or securities) and whether or not any of them have or has fallen due or become payable and whether or not default shall have been made in respect thereof	Continuation page Please use a continuation page if you need to enter more details	

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5	Mortgagee(s) or person(s) entitled to the charge (if any)	
	Please give the name and address of the mortgagee(s) or person(s) entitled to the charge	Continuation page Please use a continuation page if you need to enter more details
Name	IGF INVOICE FINANCE LIMITED	
Address	2 MAIDSTONE ROAD, PADDOCK WOOD, TONBRIDGE, KENT	
Postcode	T N 1 2 6 G F	
Name		
Address		
Postcode		
6	Short particulars of all the property mortgaged or charged	
	Please give the short particulars of the property mortgaged or charged	Continuation page Please use a continuation page if you need to enter more details
Short particulars	<p>1 By way of a fixed charge on all of the following assets, whether now or in future belonging to the Company</p> <p>(i) the freehold and leasehold properties of the Company not effectively mortgaged under clauses 4 1(a) and 4 1(b) of the Debenture including such as may hereafter be acquired,</p> <p>(ii) all fixtures and fittings (including trade fixtures and fittings) and fixed plant and machinery in, on or attached to the property subject to the legal mortgages under clauses 4 1(a) and 4 1(b) of the Debenture and all spare parts, replacements, modifications and additions for or to the same,</p> <p>(iii) any other freehold and leasehold property which the Company shall own together with all fixtures and fittings (including trade fixtures and fittings) and fixed plant and machinery in, on or attached to such property and all spare parts, replacements, modifications and additions for or to the same,</p> <p>(iv) all Equipment (if any) listed in Schedule 4 and the benefit of all contracts and warranties relating to the same,</p> <p>(v) all Equipment, (other than Equipment specified in Schedule 4), and the benefit of all contracts and warranties relating to the same,</p> <p>(vi) all the goodwill, unpaid and/or uncalled capital,</p> <p>(vii) all the Intellectual Property,</p> <p>(viii) all the Securities,</p> <p>(continued on continuation sheet)</p>	


MG01 - continuation page

Particulars of a mortgage or charge -

6	Short particulars of all the property mortgaged or charged Please give the short particulars of the property mortgaged or charged
Short particulars	<p>(ix) all loan capital, indebtedness or liabilities on any account or in any manner owing to the Company from any Subsidiary of the Company or a member of the Group,</p> <p>(x) all amounts realised by an administrator or liquidator of the Company, upon enforcement or execution of any order of the Court under Part IV of the Insolvency Act 1986</p> <p>2 By way of a fixed charge on all of the following assets, whether now in existence or coming into existence in the future</p> <p>(i) all documents of title to any item of property which at any time and for any purpose has been or may be deposited with the Chargee ,</p> <p>(ii) the assets mentioned in the title documents referred to in the immediately preceding sub-paragraph,</p> <p>(iii) any account in the Company name under the Chargee control or operated in accordance with the Chargee directions</p> <p>3 By way of a fixed charge on all your Non-Vesting Debts, present and future,</p> <p>4 By way of a fixed charge on your Other Debts, present and future,</p> <p>5 By way of first floating charge</p> <p>as a continuing security for the payment and discharge of the Secured Monies the Company undertaking and all the Company property, assets and rights whatsoever and wheresoever both present and future other than any property or assets from time to time effectively charged by way of legal mortgage or fixed charge or assignment pursuant to clauses 4 1(a) to 4 1(f) of the Debenture or otherwise pursuant to the deed but including (without limitation and whether or not so effectively charged) any of The Company property and assets situated in Scotland.</p>

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Particulars of a mortgage or charge -

7	Particulars as to commission, allowance or discount (if any) Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his <ul style="list-style-type: none">- subscribing or agreeing to subscribe, whether absolutely or conditionally, or- procuring or agreeing to procure subscriptions, whether absolute or conditional, for any debentures included in this return The rate of interest payable under the terms of the debentures should not be entered	
Commission allowance or discount		
8	Delivery of instrument You must deliver the original instrument (if any) creating or evidencing the charge and these prescribed particulars to the Registrar of Companies within 21 days after the date of creation of the charge (section 860) If the property is situated and the charge was created outside the United Kingdom (UK), you must deliver the information to the Registrar within 21 days after the date on which the instrument could have been received in the UK in the normal course of post and assuming you had posted it promptly (section 866) We will accept a verified copy of the instrument creating the charge where the property charged is situated and the charge was created outside the UK (section 870) The company or the person who has delivered the copy to the Registrar must verify it to be a correct copy and sign it Where a body corporate gives the verification, an officer of that body must sign it We will also accept a verified copy where section 867(2) applies (property situated in another part of UK)	
9	Signature Please sign the form here Signature <div style="display: flex; align-items: center; justify-content: space-between;"><div>X</div><div></div><div>X</div></div> This form must be signed by a person with an interest in the registration of the charge	

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Particulars of a mortgage or charge -



Presenter information

You do not have to give any contact information, but if you do it will help Companies House if there is a query on the form and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record.

Contact name **STEWART MARSH**

Company name **IGF INVOICE FINANCE LIMITED**

Address **2 MAIDSTONE ROAD, PADDOCK WOOD**

Post town **TONBRIDGE**

County/Region **KENT**

Postcode **T N 1 2 6 G F**

Country

DX

Telephone **01892 830603**



Certificate

We will send your certificate to the presenter's address if given above or to the Company's Registered Office if you have left the presenter's information blank.



Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following

- ☐ The company name and number match the information held on the public Register
- ☐ You have included the original deed with this form
- ☐ You have entered the date the charge was created
- ☐ You have supplied the description of the instrument
- ☐ You have given details of the amount secured by the mortgagee or chargee
- ☐ You have given details of the mortgagee(s) or person(s) entitled to the charge
- ☐ You have entered the short particulars of all the property mortgaged or charged
- ☐ You have signed the form
- ☐ You have enclosed the correct fee



Important information

Please note that all information on this form will appear on the public record



How to pay

A fee of £13 is payable to Companies House in respect of each mortgage or charge

Make cheques or postal orders payable to 'Companies House'



Where to send

You may return this form to any Companies House address, however for expediency we advise you to return it to the appropriate address below

For companies registered in England and Wales:

The Registrar of Companies, Companies House,
Crown Way, Cardiff, Wales, CF14 3UZ
DX 33050 Cardiff

For companies registered in Scotland

The Registrar of Companies, Companies House,
Fourth floor, Edinburgh Quay 2,
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF
DX ED235 Edinburgh 1
or LP - 4 Edinburgh 2 (Legal Post)

For companies registered in Northern Ireland

The Registrar of Companies, Companies House,
First Floor, Waterfront Plaza, 8 Laganbank Road,
Belfast, Northern Ireland, BT1 3BS
DX 481 N R Belfast 1



Further information

For further information, please see the guidance notes on the website at www.companieshouse.gov.uk or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.companieshouse.gov.uk



FILE COPY

**CERTIFICATE OF THE REGISTRATION
OF A MORTGAGE OR CHARGE**

Pursuant to section 869(5) & (6) of the Companies Act 2006

**COMPANY NO. 4186840
CHARGE NO. 2**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A DEBENTURE DATED 12 AUGUST
2011 AND CREATED BY DIRECT BUILDING SERVICES LIMITED
FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM
THE COMPANY TO IGF INVOICE FINANCE LIMITED ON ANY
ACCOUNT WHATSOEVER ALL MONIES DUE OR TO BECOME
DUE FROM THE COMPANY TO IGF INVOICE FINANCE LIMITED
UNDER THE TERMS OF THE AFOREMENTIONED INSTRUMENT
CREATING OR EVIDENCING THE CHARGE WAS REGISTERED
PURSUANT TO CHAPTER 1 PART 25 OF THE COMPANIES ACT
2006 ON THE 13 AUGUST 2011

GIVEN AT COMPANIES HOUSE, CARDIFF THE 16 AUGUST 2011

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Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES