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COMPANIES FORM No. 395

Particulars of a mortgage or charge**395****A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge.**Please do not
write in
this marginPlease complete
legibly, preferably
in black type or
bold block
lettering* Insert full name
of company

Pursuant to section 395 of the Companies Act 1985

To the Registrar of Companies
(Address overleaf - Note 6)

For official use Company number



04340125

Name of company

*Trafalgar New Homes Plc

Date of creation of the charge

20 June 2008

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

ASSIGNMENT by way of security over Contract made between (1) the Company
and (2) Joseph Edward Upchurch dated 30 April 2008

Amount secured by the mortgage or charge

All liabilities of the Company present and future actual and/or
contingent to the Bank

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

The Governor and Company of the Bank of Ireland
36 Queen Street, London

Postcode EC4R 1HJ

Presenter's name, address and
reference (if any)Kuit Steinart Levy LLP
3, St Marys Parsonage
Manchester M3 2RD
DX14325 MANCHESTER 1

REF BAN6/82

Time critical reference

For official use (02/2006)
Mortgage Section

SATURDAY



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21/06/2008

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COMPANIES HOUSE

Short particulars of all the property mortgaged or charged

By way of all that Contract (hereinafter called "the Contract") dated the 30 April 2008 and made between the Company of the one part and Joseph Edward Upchurch of the other part in which Joseph Edward Upchurch agreed to purchase Plot 8 at the property being part of 45/47 Heyford Road, Mitcham, Surrey registered under title numbers SGL644416, SGL644418 and TGL100056 and the Company assigns as continuing security for the indebtedness of the Company to Bank of Ireland with full title guarantee all -

- 1 The benefit of its right title and interest in and to the Contract and
- 2 Sums which shall from time to time become payable to the Borrower by Joseph Edward Upchurch under the Contract or any provisions thereof and
- 3 Its rights arising out of or in connection with any breach of default by Joseph Edward Upchurch of or under any of the terms covenants and conditions of the Contract

Please do not
write in
this margin

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

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

Particulars as to commission allowance or discount (note 3)

Signed

[Signature]

Date 20 June 2008

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

† Delete as
appropriate

Notes

- 1 The original instrument (if any) creating or evidencing the charge, together with these prescribed particulars correctly completed must be delivered to the Registrar of Companies within 21 days after the date of creation of the charge (section 395) If the property is situated and the charge was created outside the United Kingdom delivery to the Registrar must be effected within 21 days after the date on which the instrument could in due course of post, and if dispatched with due diligence, have been received in the United Kingdom (section 398) A copy of the instrument creating the charge will be accepted where the property charged is situated and the charge was created outside the United Kingdom (section 398) and in such cases the copy must be verified to be a correct copy either by the company or by the person who has delivered or sent the copy to the Registrar The verification must be signed by or on behalf of the person giving the verification and where this is given by a body corporate it must be signed by an officer of that body A verified copy will also be accepted where section 398(4) applies (property situate in Scotland or Northern Ireland) and Form No 398 is submitted
- 2 A description of the instrument, eg "Trust Deed", "Debenture", "Mortgage" or "Legal charge", etc, as the case may be, should be given
- 3 In this section there should be inserted the amount or rate per cent of the commission, allowance or discount (if any) paid or made either directly or indirectly by the company to any person in consideration of his
 - (a) subscribing or agreeing to subscribe, whether absolutely or conditionally, or
 - (b) procuring or agreeing to procure subscriptions, whether absolute or conditional,for any of the debentures included in this return The rate of interest payable under the terms of the debentures should not be entered
- 4 If any of the spaces in this form provide insufficient space the particulars must be entered on the prescribed continuation sheet
- 5 A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge Cheques and Postal Orders are to be made payable to **Companies House**
- 6 The address of the Registrar of Companies is - Companies House, Crown Way, Cardiff CF4 3UZ



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

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

**COMPANY NO. 4340125
CHARGE NO. 7**

**THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT AN ASSIGNMENT DATED 20 JUNE
2008 AND CREATED BY TRAFALGAR NEW HOMES PUBLIC
LIMITED COMPANY FOR SECURING ALL MONIES DUE OR TO
BECOME DUE FROM THE COMPANY TO THE GOVERNOR &
COMPANY OF THE BANK OF IRELAND ON ANY ACCOUNT
WHATSOEVER WAS REGISTERED PURSUANT TO CHAPTER 1
PART XII OF THE COMPANIES ACT 1985 ON THE 21 JUNE 2008**

GIVEN AT COMPANIES HOUSE, CARDIFF THE 24 JUNE 2008



Companies House
— for the record —



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