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

*insert full name
of Company

COMPANIES FORM No. 395

Particulars of a mortgage or charge

127044/13

395

A fee of £13 is payable to Companies House in respect
of each register entry for a mortgage or charge.

Pursuant to section 395 of the Companies Act 1985

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

For official use

Company number



4525181

Name of company

* Little Venice Cake Company Limited

Date of creation of the charge

28 June 2007

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

Rent Deposit Deed between The Portman Estate Nominees (One) Limited, The
Portman Estate Nominees (Two) Limited and Little Venice Cake Company
Limited

Amount secured by the mortgage or charge

The sum of fifteen thousand five hundred pounds (£15,500) and the interest
accruing upon the deposit balance until such time as the deposit account
shall be closed.

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

The Portman Estate Nominees (One) Limited (company number 5175327) and The
Portman Estate Nominees (Two) Limited (company number 5175370), both of 38
Seymour Street, London

Postcode W1H7BP

Presentor's name address and
reference (if any)

Pinsent Masons
CityPoint
One Ropemaker Street
London
EC2Y 9AH

Time critical reference

For official Use (02/00)
Mortgage Section

Post room

THURSDAY



A8822QZJ

A28

05/07/2007

573

COMPANIES HOUSE

Short particulars of all the property mortgaged or charged

The sum of money in the Deposit Account referred to in the Rent Deposit Deed The "Deposit Account" is the interest earning deposit account to be opened by the Landlord's Agents at Coutts & Company Limited or such other Bank as the Landlord may nominate from time to time into which the initial deposit is to be paid

Please do not write in this margin

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

Particulars as to commission allowance or discount (note 3)

None

Signed

Pinget Mason

Date 4 July 2007

On behalf of ~~XXXXXXXXXXXXXXXXXX~~ [chargee] †

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

Notes

† delete as appropriate

- 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 must be made payable to **Companies House**
- 6 The address of the Registrar of Companies is Companies House, Crown Way, Cardiff CF14 3UZ

FILE COPY



CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

COMPANY No 04525181

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT RENT DEPOSIT DEED DATED THE 28th JUNE 2007 AND CREATED BY LITTLE VENICE CAKE COMPANY LIMITED FOR SECURING £15,500 DUE OR TO BECOME DUE FROM THE COMPANY TO THE PORTMAN ESTATES NOMINEES (ONE) LIMITED AND THE PORTMAN ESTATES NOMINEES (TWO) LIMITED WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 5th JULY 2007

GIVEN AT COMPANIES HOUSE, CARDIFF THE 10th JULY 2007

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Companies House

— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES