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

*insert full name
of Company

COMPANIES FORM No. 395

169268/13

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.

Pursuant to section 395 of the Companies Act 1985

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

For official use

Company number

121

05883156

Name of company

* Andgreen Properties Limited

Date of creation of the charge

30 June 2008

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

Legal Mortgage

Amount secured by the mortgage or charge

All money and Liabilities whatever, whenever and howsoever incurred by the
Company whether now or in the future.

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

HSBC Bank plc, whose registered office is at 8 Canada Square, in the City
of London

Postcode E14 5HQ

Presentor's name address and
reference (if any)
Veale Wasbrough Lawyers
Orchard Court
Orchard Lane
Bristol
BS1 5WS

lc/sjm/gep/2m006/0104

Time critical reference

For official Use (02/00)
Mortgage Section



PMO 15/07/08 285
COMPANIES HOUSE

WED
A55 09/07/2008 105
COMPANIES HOUSE

Short particulars of all the property mortgaged or charged

The Property being land described in an Indenture dated 19 July 1895 between (1) David Thomas and others and (2) the School Board of the United School District of Swansea and shown edged red on the plan attached to the Legal Mortgage dated 30 June 2008 between Andgreen Properties Limited and HSBC Bank plc with the benefit of all rights, licences, guarantees, rent, deposits contracts, deeds, undertakings and warranties relating to the property,
See fax for DETAILS of Property.
any shares or membership rights in any management company for the Property,
any goodwill of any business from time to time carried on at the Property,
any rental and other money payable under any lease, licence or other interest created in respect of the Property, and
all other payments whatever in respect of the Property

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)

Nil

Signed

Veek Wardsley

Date 8 July 2008

On behalf of ~~XXXXXXXX~~ [mortgagee/chargee] † HSBC Bank plc

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

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



Head office
Orchard Court, Orchard Lane, Bristol BS1 5WS
Tel 0117 925 2020 Fax: 0117 925 2025 DX 7831 Bristol

London office
Central Court 25 Southampton Buildings, Chancery Lane London, WC2A 1AL
Tel 0203 008 6395 Fax 0203 043 8889

Martin Belt
Companies House
Crown Way
Maindy
Cardiff
CF14 3UZ

Our ref: lc/sjm/gep/2m006/0104

15 July 2008

By fax: 02920 380827

Dear Martin

Registration of Legal Charge
Company: Andgreen Properties Limited (Company number: 05883156)

I refer to my telephone conversation with Maria Williams earlier this afternoon.

The address for the Property to be charged is The former St Thomas Primary School, Windmill Terrace, St Thomas, Swansea SA1 8DN

I send my apologies for the confusion in this matter

If there is anything further I can assist you with, please do not hesitate to contact me

Yours sincerely

A handwritten signature in black ink, appearing to read 'Laura Chesham'.

Laura Chesham
Legal Assistant
E-mail: lchesham@vwl.co.uk
Direct dial 0117 314 5314

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CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE

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

**COMPANY NO. 5883156
CHARGE NO. 2**

**THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A LEGAL MORTGAGE DATED 30
JUNE 2008 AND CREATED BY ANDGREEN PROPERTIES
LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME
DUE FROM THE COMPANY TO HSBC BANK PLC ON ANY
ACCOUNT WHATSOEVER WAS REGISTERED PURSUANT TO
CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 15
JULY 2008**

GIVEN AT COMPANIES HOUSE, CARDIFF THE 16 JULY 2008



Companies House
— for the record —



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

PJ