



Registration of a Charge

Company name: **EARO ESTATES LTD**

Company number: **09480942**

Received for Electronic Filing: **02/11/2020**



X9GZJZUA

Details of Charge

Date of creation: **30/10/2020**

Charge code: **0948 0942 0020**

Persons entitled: **THE MORTGAGE LENDER LIMITED**

Brief description: **61 VENTNOR STREET MANCHESTER M9 5UN**

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

Certified by: **AMANDA PRIEST**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 9480942

Charge code: 0948 0942 0020

The Registrar of Companies for England and Wales hereby certifies that a charge dated 30th October 2020 and created by EARO ESTATES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 2nd November 2020 .

Given at Companies House, Cardiff on 3rd 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**


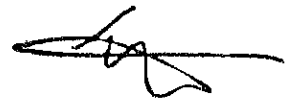

MORTGAGE DEED (COMPANY BORROWER)Date: 30/10/2020Case reference: M001368359

We/Us (the Lender):	The Mortgage Lender Limited
You:	EARO ESTATES LTD
Registered Number	09480942
Registered Office	4 MELTON ROAD MANCHESTER M8 4HG
Mortgage Terms and Conditions:	Buy to Let Mortgage Terms and Conditions 2018
Property:	61 Ventnor Street Manchester M9 5UN
Title number:	GM472621

1. This mortgage incorporates the terms and conditions set out in the Offer and the Mortgage Terms and Conditions. You confirm that You have received each of these documents and You have read and understand them.
2. You agree to comply with the terms and conditions set out in the Offer and the Mortgage Terms and Conditions.
3. You charge the Property with full title guarantee, together with all Your respective interests and rights in the Property and in the proceeds of sale of the Property, by way of a legal mortgage and as continuing security with the repayment of all monies payable by You to Us on any account whatsoever and the performance of all other obligations at any time owed by You to Us.
4. This charge secures all further advances and we may apply to the Registrar for a note to be entered on the register to that effect.
5. You apply to the Registrar to enter the following restriction against the title referred to above: "No disposition of the registered estate by the proprietor of the registered estate is to be registered without the written consent signed by the proprietor for the time being of the Charge dated 30/10/2020 in favour of The Mortgage Lender Limited referred to in the Charges Register."
6. We and You agree that this document may be destroyed at any time after it has been electronically scanned and registered by HM Land Registry. An official copy issued by HM Land Registry will then be acceptable as evidence for all purposes as if it were the original.
7. Reference to We and to Us includes anyone to whom We transfer, or has the benefit of, this mortgage or any part of it at the time.

Form of Charge filed at The Land Registry under reference MD1469C

Executed as a deed by you acting by:

Director Name: <u>Solomon Roberts</u> Signature: 	Director/Secretary Name: <u>Tzvi Adler</u> Signature: 
In the presence of: Witness Name <u>Philip Kaufman</u> Witness signature 	Address <u>40 Salisbury Drive</u> <u>Manchester</u> <u>M25 0HU</u>