MR01 (ef)

Companies House

Registration of a Charge

Company name: **COSMO STUDENTS LTD**

Company number: **10011453**

X6LLVJCP

Received for Electronic Filing: **19/12/2017**

Details of Charge

Date of creation: **18/12/2017**

Charge code: **1001 1453 0004**

Persons entitled: **ONESAVINGS BANK PLC**

Brief description: **189 CHARTER AVENUE, COVENTRY, CV4 8ER**

Contains negative pledge.

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: **KIRSTY UNDERHILL**

CERTIFICATE OF THE
REGISTRATION OF A CHARGE

Company number: 10011453

Charge code: 1001 1453 0004

The Registrar of Companies for England and Wales hereby certifies that a charge dated 18th December 2017 and created by COSMO STUDENTS LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 19th December 2017 .

Given at Companies House, Cardiff on 20th December 2017

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

KentReliance

Mortgage Deed

Date: `18/12/2017`   Advance: £ _____ (Receipt of which is acknowledged)

The Borrower: `COSMO STUDENTS LTD`

The Bank: OneSavings Bank plc registered in England and Wales (company number 7312896) whose registered office is Reliance House, Sun Pier, Chatham, Kent ME4 4ET, trading as Kent Reliance Banking Services, Kent Reliance and krbs.

The Property: `189 Charter Avenue, Coventry, CV4 8ER`

Land Registry Title Number: `WM448278`

1. This Mortgage incorporates the OneSavings Bank plc Mortgage Conditions dated March 2016, a copy of which has been supplied to the Borrower.

2. The Borrower with full title guarantee and as a continuing security for the payment or discharge of all monies payable to the Bank by the Borrower:

   a) charges the Property to the Bank by way of first legal mortgage;

   b) assigns absolutely to the Bank the benefit of all:

      (i) rights and claims of the Borrower now or at any time against tenants or occupiers of the Property or their guarantors;

      (ii) rights and claims of the Borrower now or at any time against managing agents, professional advisors, suppliers or contractors in relation to the Property; and

      (iii) guarantees, insurances or compensation monies now or at any time relating to any of the Property.

3. This Mortgage secures further advances but does not oblige the Bank to make them.

4. The Borrower hereby applies to the Chief Land Registrar for the registration against the registered title to the Property of a restriction in the following form: "No disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the proprietor for the time being of the charge dated `18 /12/2017` in favour of OneSavings Bank plc referred to in the charges register."

WHERE THE BORROWER IS AN INDIVIDUAL OR INDIVIDUALS

SIGNED as a deed by the Borrower(s) in the presence of the witness (each signature to be separately witnessed)

Signature(s):

Witness- signature, name (in BLOCK CAPITALS), and address:

WHERE THE BORROWER IS A COMPANY

SIGNED as a deed by the Borrower acting by a Director of the Borrower in the presence of the witness

Signature of Director:

Witness- signature, name (in BLOCK CAPITALS), and address: `K R Underhill`

Name of Director (printed): `(Muhammed) Ishaaq Hossain`

Name of Witness (printed): `KIRSTY UNDERHILL`

`36 Thursfields, Hjefield House, 36 Hagley Road, Halesowen`

Form of charge filed at Land Registry under reference MD1294R