

MR01

Particulars of a charge

056385/23



Go online to file this information
www.gov.uk/companieshouse

A fee is payable with this form
Please see 'How to pay' on page 2

✓ **What this form is for**
You may use this form to register
a charge created or evidenced by
an instrument.

✗ **What this form is NOT for**
You may not use this form to
register a charge where the charge
instrument. Use form MR08

WEDNESDAY



AA2WGBPE

A04

21/04/2021

#121

COMPANIES HOUSE

This form **must be delivered to the Registrar for registration within 21 days** beginning with the day after the date of creation of the charge. If delivered outside of the 21 days it will be rejected unless it is accompanied by a court order extending the time for delivery.



You **must** enclose a certified copy of the instrument with this form. This will be scanned and placed on the public record. **Do not send the original.**

1

Company details

Company number 1 1 0 2 9 1 3 3

Company name in full TEAM PROPERTY GROUP LTD

For official use

→ **Filling in this form**
Please complete in typescript or in bold black capitals.

All fields are mandatory unless specified or indicated by *

2

Charge creation date

Charge creation date d 0 d 9 m 0 m 4 y 2 y 0 y 2 y 1

3

Names of persons, security agents or trustees entitled to the charge

Please show the names of each of the persons, security agents or trustees entitled to the charge.

Name PRECISE MORTGAGES

Name

Name

Name

If there are more than four names, please supply any four of these names then tick the statement below.

☐ I confirm that there are more than four persons, security agents or trustees entitled to the charge.

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4

Brief description

Please give a short description of any land, ship, aircraft or intellectual property registered or required to be registered in the UK subject to a charge (which is not a floating charge) or fixed security included in the instrument.

Brief description

16 HERNE ROAD, GILLINGHAM, KENT, ME8 6UU

Please submit only a short description. If there are a number of plots of land, aircraft and/or ships, you should simply describe some of them in the text field and add a statement along the lines of, "for more details please refer to the instrument".

Please limit the description to the available space.

5

Other charge or fixed security

Does the instrument include a charge (which is not a floating charge) or fixed security over any tangible or intangible or (in Scotland) corporeal or incorporeal property not described above? Please tick the appropriate box.

☐ Yes

☒ No

6

Floating charge

Is the instrument expressed to contain a floating charge? Please tick the appropriate box.

☐ Yes Continue

☒ No Go to **Section 7**

Is the floating charge expressed to cover all the property and undertaking of the company?

☐ Yes

7

Negative Pledge

Do any of the terms of the charge prohibit or restrict the company from creating further security that will rank equally with or ahead of the charge? Please tick the appropriate box.

☐ Yes

☒ No

8

Trustee statement ①

You may tick the box if the company named in Section 1 is acting as trustee of the property or undertaking which is the subject of the charge.

☐

① This statement may be filed after the registration of the charge (use form MR06).

9

Signature

Please sign the form here.

Signature

Signature

X *Jamais Siliatos* X

This form must be signed by a person with an interest in the charge.

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Particulars of a charge



Presenter information

You do not have to give any contact information, but if you do, it will help Companies House if there is a query on the form. The contact information you give will be visible to searchers of the public record.

Contact name **NICKY CROSS**

Company name **JARMANS SOLICITORS**

Address **THIRD FLOOR**

BELL HOUSE

BELL ROAD

Post town **SITTINGBOURNE**

County/Region **KENT**

Postcode

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Country **KENT**

DX

Telephone **01795 472 291**



Certificate

We will send your certificate to the presenter's address if given above or to the company's Registered Office if you have left the presenter's information blank.



Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☐ The company name and number match the information held on the public Register.
- ☐ You have included a certified copy of the instrument with this form.
- ☐ You have entered the date on which the charge was created.
- ☐ You have shown the names of persons entitled to the charge.
- ☐ You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8.
- ☐ You have given a description in Section 4, if appropriate.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.
- ☐ Please do not send the original instrument; it must be a certified copy.



Important information

Please note that all information on this form will appear on the public record.



How to pay

A fee of £23 is payable to Companies House in respect of each mortgage or charge filed on paper.

Make cheques or postal orders payable to 'Companies House.'



Where to send

You may return this form to any Companies House address. However, for expediency, we advise you to return it to the appropriate address below:

For companies registered in England and Wales:

The Registrar of Companies, Companies House, Crown Way, Cardiff, Wales, CF14 3UZ.
DX 33050 Cardiff.

For companies registered in Scotland:

The Registrar of Companies, Companies House, Fourth floor, Edinburgh Quay 2, 139 Fountainbridge, Edinburgh, Scotland, EH3 9FF.
DX ED235 Edinburgh 1
or LP - 4 Edinburgh 2 (Legal Post).

For companies registered in Northern Ireland:

The Registrar of Companies, Companies House, Second Floor, The Linenhall, 32-38 Linenhall Street, Belfast, Northern Ireland, BT2 8BG.
DX 481 N.R. Belfast 1.



Further information

For further information, please see the guidance notes on the website at www.gov.uk/companieshouse or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.gov.uk/companieshouse

Mortgage deed

The Lender: Charter Court Financial Services Limited (incorporated in England and Wales with company number 06749498 and having its registered office at 2 Charter Court, Broadlands, Wolverhampton, WV10 6TD and trading as **Precise Mortgages**) together with its transferees, successors and assigns (including any legal or equitable assignee of the mortgage, whether by way of absolute assignment or by way of security only) and including those deriving title under it or them.

This Mortgage Deed is made on the Date between the Borrower and the Lender. All capitalised terms have the meaning given to them in the Conditions, unless otherwise defined.

Date: 9 April 2021	Application reference number: M2000206719
The Borrower(s): Team Property Group Ltd (‘you’, ‘your’)	
Company Number (if applicable):	
The Conditions: Precise Mortgages General Mortgage Conditions 2018 England & Wales	
The Property: 16 Herne Road, Gillingham, ME8 6UU, United Kingdom	
Title number: K511546	

1. This Mortgage Deed incorporates the Conditions, the terms of the Mortgage Offer and the Tariff of Mortgage Charges and the Borrower acknowledges receipt of such documents. The Borrower agrees to be bound by the Conditions, the terms of the Mortgage Offer and the Tariff of Mortgage Charges.
2. The Borrower charges the Property with full title guarantee by way of legal mortgage as continuing security for the Amount Owed and All Other Debt.
3. This Mortgage is made for securing Additional Borrowing and re-advances.
4. The Borrower and the Lender apply to the Chief Land Registrar for the registration against the registered title of a restriction in the following form: "No disposition of the registered estate by the proprietor of the registered estate or by the proprietor of any registered charge not being a charge registered before the entry of this restriction is to be registered without a written consent signed by the proprietor for the time being of the charge dated 09/04/2021 in favour of Charter Court Financial Services Limited referred to in the charges register."

FOR USE BY INDIVIDUAL BORROWERS

Signed and delivered as a deed in the presence of witnesses:	
Your signatures	Signature, name and address of each witness (the signature of each borrower must be witnessed separately)
Your signature:	Witness' signature:
Full name:	Name: (IN BLOCK CAPITALS) Address:
Your signature:	Witness' signature:
Full name:	Name: (IN BLOCK CAPITALS) Address:

WE HEREBY CERTIFY THIS TO BE A TRUE AND COMPLETE COPY OF THE ORIGINAL

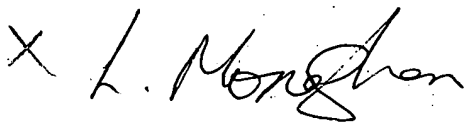
Jarmans 19/04/2021

JARMANS SOLICITORS

FOR USE BY LIMITED COMPANY BORROWERS

Executed as a deed by affixing the Common Seal of:	
(Borrower)	Affix Company Seal
In the presence of:	In the presence of:
Signature of Director	Signature of (Director/Company Secretary)

Executed as a deed by:	
(Borrower)	
Acting by:	
Signature of Director	Signature of (Director/Company Secretary)

Executed as a deed by:	Acting by a Director in the presence of:
 (Borrower)	Signature of Director: <u>X</u> Signature of witness: <u>N.S. Cross</u> Name (IN BLOCK CAPITALS): <u>NICKY CROSS</u> Address: <u>Third Floor, Bell Ho</u> <u>Bell Rd, Sittingbourne</u> <u>Kent ME10 4DH</u>

WE HEREBY CERTIFY THIS TO BE A TRUE AND
COMPLETE COPY OF THE ORIGINAL

Jarmans 19/04/2021

JARMANS SOLICITORS



FILE COPY

CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 11029133

Charge code: 1102 913 3 0001

The Registrar of Companies for England and Wales hereby certifies that a charge dated 9th April 2021 and created by TEAM PROPERTY GROUP LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 21st April 2021 .

Given at Companies House, Cardiff on 29th April 2021



Companies House



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