



Registration of a Charge

Company Name: **123 PROPERTIES LTD**

Company Number: **11029864**



Received for filing in Electronic Format on the: **27/10/2023**

XCF16WQR

Details of Charge

Date of creation: **20/10/2023**

Charge code: **1102 9864 0012**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **ALL THAT FREEHOLD PROPERTY KNOWN AS 29 SYDENHAM ROAD
HARTLEPOOL TS25 1QA REGISTERED AT HM LAND REGISTRY WITH
TITLE NUMBER CE47766. PLEASE REFER TO THE INSTRUCTION FOR
FURTHER INFORMATION.**

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: **CHERYL BRADLEY**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 11029864

Charge code: 1102 9864 0012

The Registrar of Companies for England and Wales hereby certifies that a charge dated 20th October 2023 and created by 123 PROPERTIES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 27th October 2023 .

Given at Companies House, Cardiff on 31st October 2023

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

Date	20th October 2023.		
The Bank	Aldermore Bank PLC (registered number: 00947662) whose registered office is Apex Plaza, Forbury Road, Reading, RG1 1AX (and its transferees as described in the Mortgage Conditions)		
Mortgage Conditions	The Aldermore Bank PLC Residential Mortgage Conditions 2020		
You, the borrower (insert full name(s))	123 Properties Ltd		
Registered Number (if applicable)	11029864		
Registered Address or address	Ideas House, Eastwood Close, London E18 1BY		
Property (insert full address)	29 Sydenham Road, Hartlepool TS25 1QA		
Title Number	CE47766		
<p>1. This Mortgage Deed incorporates the Mortgage Conditions, a copy of which has been received by You.</p> <p>2. You as legal and beneficial owner, with full title guarantee and as continuing security for the Secured Amounts (as that term is defined in the Mortgage Conditions), hereby charges the Property by way of first legal mortgage in favour of the Bank as security for the payment and discharge of the Secured Amounts.</p> <p>3. This Mortgage Deed secures additional borrowing but the Bank is not obliged to make additional borrowing.</p> <p>4. You agree to pay the Secured Amounts (as that term is defined in the Mortgage Conditions) in accordance with the terms of the Mortgage Conditions and otherwise to comply with the Mortgage Conditions.</p> <p>5. You hereby apply to the Registrar to enter the following restriction against the title(s) above referred to: "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 mortgage deed dated (this charge) in favour of Aldermore Bank PLC referred to in the Charges Register".</p>			
Executed as a Deed by You acting by:			
Director signature:			
Director full name: (in block capitals)	HOWARD CHARLTON		
Director/Secretary signature:			
Director/Secretary full name: (in block capitals)	LUKE CHARLTON		
In the presence of:			
Witness signature:			
Witness full name: (in block capitals)	KHUSHALEE RAJGOR		
Witness address:	4 ASH ROAD CAIGHWELL IG7 4GH		
Executed as a Deed by You:			
<p>Full name: (in block capitals)</p>			
<p>Witness signature:</p> <p>Witness full name: (in block capitals)</p>			

Form of Mortgage Deed filed at HM Land Registry under reference MD1226V.