

MR01

Particulars of a charge

209375/23

Oyez



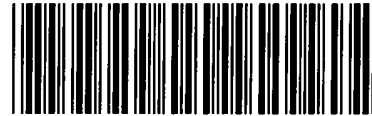
Go online to file this information
www.gov.uk/companieshouse

A fee is payable with this form
Please see 'How to pay' on the back of this form

☒ **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 CH01.

FRIDAY



A04 18/02/2022 #6
COMPANIES HOUSE

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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 4 3 1 4 0 7

Company name in full H & V DEVELOPERS 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 1 7 0 2 2 0 2 2

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 CHL MORTGAGES FOR INTERMEDIARIES LIMITED

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.

MR01

Particulars of a charge

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.

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.

Brief description

73 HURST ROAD
LONGFORD
COVENTRY
CV6 6EL

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 G. Lloyd (Gemma Lloyd)
Danisans

X

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

Gemma Lloyd

Company name

Quality Solicitors Davisons

Address

1886-1888

Pershore Road

Cotteridge

Post town

County/Region

Postcode

B 3 1 . 1 N D

Country

DX

20301 - Cotteridge

Telephone

0121 685 1255

**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

We hereby certify this as a true copy
of the original document.
Davies Solicitors - 17/2/22.

CML Legal Pack: Mortgage Deed - 10/25/2021 v1.0

DEED OF CHARGE

Date: 16th February 2022	
HMLR Code	
THE COMPANY: CHL MORTGAGES FOR INTERMEDIARIES LIMITED (Company No. 12954007) whose registered office is at Admiral House, Harlington Way, Fleet, Hampshire, GU51 4YA and its successors and assigns including any legal and/or equitable assignee of this Deed of Charge whether by way of security only and those deriving title under it or them	
ADDITIONAL CONDITIONS means: (a) the terms and conditions including the Special Conditions contained in the Mortgage Offer; and (b) the CHL Buy to Let Terms and Conditions England and Wales (2021) (the "Mortgage Conditions")	
BORROWER(S): Name of Borrower(s): H B V DEVELOPERS LTD of: ALTERNATIVELY A limited liability company incorporated in England and Wales with company number: 11431407 having its registered office at: 17, Bronze Road, Rugby, CV22 7XN	
THE PROPERTY: Freehold / Leasehold land being: 73 HURST ROAD, LONGFORD, COVENTRY, CV6 6EL	H M LAND REGISTRY TITLE NO: NM688949

1. This Deed of Charge incorporates the Additional Conditions and the Borrower acknowledges receipt of the Additional Conditions. The Borrower agrees to be bound by the terms of this Deed of Charge and the Additional Conditions.
2. All capitalised terms shall have the meanings given to them in the Mortgage Conditions, save as otherwise defined herein.
3. The Borrower as legal and beneficial owner and with full title guarantee and as continuing security for the payment and discharge of the Secured Amounts and any other amounts which the Borrower owes to the Company under any other agreement the Company has or will have with the Borrower while the Company still has security over the Property charges in favour of the Company:

Form of Charge filed at H M Land Registry under reference MD1593A

- 3.1 the Property, all proceeds of sale and all of the Borrower's interest and rights in the Property, by way of first legal charge;
- 3.2 all Rental Income by way of fixed charge (PROVIDED that nothing in this clause shall constitute the Company as mortgagee in possession).
4. The Borrower assigns by way of security to the Company with full title guarantee all its right, title and interest in and to the Rental Income and all Related Rights.
5. The Borrower covenants with the Company to observe, perform and comply with the covenants conditions stipulations and agreements on their respective parts contained in the Additional Conditions which are deemed to be incorporated herein.
6. The Borrower applies to the Chief Land Registrar for the registration against the registered title(s) (if any) specified in this Deed of Charge of the following restriction:
- "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 in favour of CHL Mortgages for Intermediaries Limited referred to in the charges register."*
7. This Deed of Charge is made for securing further advances but the Company is not obliged to make them.
8. This Deed of Charge is governed by the laws of England and Wales.

If you sign this Deed of Charge, you will be legally bound by its terms. If this Deed of Charge is signed by more than one Borrower, you will also be responsible for the others' debts and liabilities in addition to your own. If you do not pay what you owe to us when it is due or if you fail to comply with your obligations under this Deed of Charge and/or the Additional Conditions, we may repossess and sell the Property.

Executed and delivered as a deed by the Borrower(s) acting in the presence of the witness or, if the Borrower is a Company acting by two directors or a director in the presence of a witness and takes effect on the date stated at the beginning of it

WHERE THE BORROWER IS A COMPANY:

EXECUTED as a DEED by the
BORROWER acting through two
of its directors or a director and the
company secretary or one director
in the presence of:

Witness

Signature

Witness

Name

(in BLOCK CAPITALS)

Witness Address:

X

Witness Occupation:

X

PAUL T. HUGHES

SOLICITOR

KUNDERT SOLICITORS LLP

26 REGENT STREET

RUGBY, CV21 2PS

Director

Print Name

Director/Secretary

Print Name

WHERE THE BORROWER IS AN INDIVIDUAL:

SIGNED as a DEED by the
BORROWER acting in the
presence of: }

Witness

Signature:

Witness

Name:

(in BLOCK CAPITALS)

Witness Address:

.....
.....
.....

Witness Occupation:

.....

.....
Borrower Signature

.....
Print Name

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SIGNED as a DEED by the
BORROWER acting in the
presence of: }

Witness

Signature:

Witness

Name:

(in BLOCK CAPITALS)

Witness Address:

.....
.....
.....

Witness Occupation:

.....

.....
Borrower Signature

.....
Print Name



FILE COPY

CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 11431407

Charge code: 1143 140 7 0003

The Registrar of Companies for England and Wales hereby certifies that a charge dated 17th February 2022 and created by H & V DEVELOPERS LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 18th February 2022 .

Given at Companies House, Cardiff on 22nd February 2022



Companies House



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