



Registration of a Charge

Company Name: **ZEST PROPERTY RENTALS LTD**

Company Number: **13088530**



Received for filing in Electronic Format on the: **24/06/2022**

XB6T4OHS

Details of Charge

Date of creation: **16/06/2022**

Charge code: **1308 8530 0001**

Persons entitled: **CUMBERLAND BUILDING SOCIETY**

Brief description: **LAVENDER COTTAGE, 3 POPLAR CLOSE, HIGHCLIFFE, CHRISTCHURCH, DORSET, BH23 5HR REGISTERED AT HM LAND REGISTRY UNDER TITLE NUMBER DT40820**

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: **HARRISON DRURY & CO**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 13088530

Charge code: 1308 8530 0001

The Registrar of Companies for England and Wales hereby certifies that a charge dated 16th June 2022 and created by ZEST PROPERTY RENTALS LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 24th June 2022 .

Given at Companies House, Cardiff on 28th June 2022

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**

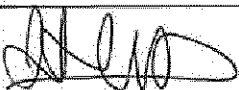
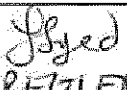

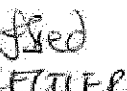
MORTGAGE DEED

Account No: 71360064	Date: 16 June 2022
Society: CUMBERLAND BUILDING SOCIETY (the "Society") of Cumberland House, Cooper Way, Parkhouse, Carlisle CA3 0JF	
Mortgage Conditions: The Society's Commercial Mortgage Conditions 2006	
Offer: The Society's Offer of a Commercial Mortgage addressed to the Borrower and dated 22 April 2022	
Borrower: ZEST PROPERTY RENTALS LIMITED (reg. no: 13088530) Address: 3 Burns close, Long Crendon, Aylesbury, Buckinghamshire HP18 7BX	
Property: Lavender Cottage, 3 Poplar close, Highcliffe Christchurch, Dorset, BH23 5HR Title Number: DT40820	

1. This Deed incorporates the Mortgage Conditions and the Offer, copies of which have been received by the Borrower.
2. This Deed secures further loans but does not oblige the Society to make them.
3. The Borrower with full title guarantee charges the Property, and all the Borrower's respective interests in the Property and its proceeds of sale, by way of legal mortgage and as a continuing security for the payment of all moneys payable by the Borrower to the Society under this Deed, the Mortgage Conditions and the Offer.
4. (a) In this clause "Regulated Agreement" means a regulated agreement within the meaning of the Consumer Credit Act 1974 and "Regulated Mortgage Contract" means a regulated mortgage contract as defined by Article 61 of the Financial Services and Markets Act 2000 (Regulated Activities) Order 2001.

(b) This Deed does not secure any moneys or liabilities owed under an agreement which is a Regulated Agreement or a Regulated Mortgage Contract (either on its own or by the combined effect of the agreement and this Deed) unless it is referred to as security in the agreement.
5. The Borrower applies to the Chief Land Registrar to register a restriction that 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 Mortgage.

Signed as a deed by the Borrower in the presence of the Witness.

Borrower:	Witness (signature, name and address) Each signature should be separately witnessed
 LYNSEY HARMAN	 JAY SYED, SOLICITOR RETLER AND COMPANY SOLICITORS 98 HIGH STREET MAINE OX9 3EH
 DANIEL HARMAN	 JAY SYED, SOLICITOR RETLER AND COMPANY SOLICITORS 98 HIGH STREET MAINE OX9 3EH

