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S FORM No. 402

CR 53

402

Mortgage
or charge

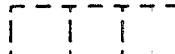
Pursuant to Article 402(1) of the Companies (Northern Ireland) Order 1986.

Please do not
write in
this marginPlease complete
legibly, preferably
in black type, or
bold block lettering* insert full name
of company

To the Registrar of Companies

For official use

Company number



NI044212

Name of company

MAP PROPERTIES LIMITED

Date of creation of the charge

20th NOVEMBER 2006

Description of the instrument (if any) creating or evidencing the charge (note 2)

CHARGE

Amount secured by the mortgage or charge

ALL MONIES

DEPARTMENT OF ENTERPRISE
TRADE & INVESTMENT
COMPANIES REGISTRY
22 NOV 2006
COUNTER RECEIVED

Names and addresses of the mortgagees or persons entitled to the charge

THE GOVERNOR & COMPANY OF THE BANK OF IRELAND
LOWER BAGGOT STREET, DUBLIN 2

Postcode

Presenter's name, address and
reference (if any):1801 /LE/BM
J C O'HARE & CO
SOLICITORS
37-41 HIGH STREET
BELFAST
BT1 2AB

For official use

Public Office

Mortgage Section

Short particulars of all the property mortgaged or charged

ALL THAT AND THOSE 2.5 acre development site at Oakridge, Castlewellan Road, Banbridge in the County of Down being the premises held under an Indenture of Transfer dated 20th day of November 2006 and made between James Alexander Martin and Freda Martin (1) and MAP Properties Limited (2) and comprising part of lands held in Folio 27845 County Down.

Please do not write in this margin

Please complete legibly, preferably in black type, or bold black lettering

Particulars as to commission, allowance or discount (note 3)

NONE

Signed J A O 'Honey Co

Date 21. 11. 06

On behalf of [company][mortgagee/chargee]†

†delete as appropriate

Notes

- 1 The original instrument (if any) creating or evidencing the charge, together with these prescribed particulars correctly completed must be delivered to the Registrar of Companies within 21 days after the date of creation of the charge (Article 402). If the property is situated and the charge was created outside the United Kingdom delivery to the Registrar must be effected within 21 days after the date on which the instrument could in due course of post, and if dispatched with due diligence, have been received in the United Kingdom (Article 405). A copy of the instrument creating the charge will be accepted where the property charged is situated and the charge was created outside the United Kingdom (Article 405), and in such cases the copy must be verified to be a correct copy either by the company or by the person who has delivered or sent the copy to the Registrar. The verification must be signed by or on behalf of the person giving the verification and where this is given by a body corporate it must be signed by an officer of that body. A verified copy will also be accepted where Article 405(4) applies (property situate in Great Britain) and Form No. 405 is submitted.
- 2 A description of the instrument, eg "Trust Deed", "Debenture", "Mortgage" or "Legal charge", etc, as the case may be, should be given.
- 3 In this Box there should be inserted the amount or rate per cent, of the commission, allowance or discount (if any) paid or made either directly or indirectly by the company to any person in consideration of his:
 - (a) subscribing or agreeing to subscribe, whether absolutely or conditionally, or
 - (b) procuring or agreeing to procure subscriptions, whether absolute or conditional,for any of the debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered.
- 4 If any of the spaces in this form are insufficient the particulars must be entered on the prescribed continuation sheet.



NI044212

CERTIFICATE OF THE REGISTRATION OF A MORTGAGE

Pursuant to Article 409(3) of the
Companies (Northern Ireland) Order 1986

I HEREBY CERTIFY that a Mortgage or Charge dated
the TWENTIETH day of NOVEMBER two-thousand and SIX and created by

MAP PROPERTIES LIMITED

for securing all moneys now due, or hereafter to become due,
or from time to time accruing due from the Company to

THE GOVERNOR AND COMPANY OF THE BANK OF IRELAND

on any account whatsoever, was this day REGISTERED pursuant to
Part XIII of the Companies (Northern Ireland) Order 1986.

Given under my hand at Belfast, this the TWENTY-SECOND day of
NOVEMBER two-thousand and SIX

A handwritten signature in black ink, reading "Louise Hunter".

for the Registrar of
Companies for Northern Ireland