NI45846

Register of Mortgages for
Agivey Properties Limited

Printed on: 06/08/2003
[P = Partly Satisfied]
[W = Wholly Satisfied]

		Particulars of Mortgage	Names of Mortgagees	Satisfactions W/P	Date	Doc
Doc. No.	5	All monies Debenture	THE GOVERNOR AND COMMPANY OF THE BANK OF IRELAND DONEGALL HOUSE 7 DONEGALL SQUARE NORTH BELFAST			
Registered	04/07/2003	1) All the freehold property known as 194 Station Street, Burton-upon-Trent registered at HM Land Registry under title number SF222481 together with all the freehold property known as 3 Coronation Building, 195 Station Street, Burton-upon-Trent registered at HM Land Registry under title number SF222482.... See doc 5 for further details.				
Created	19/06/2003					
Acquired						
Amount #	0					

CR425

M

COMPANIES FORM No. 402

CR53

402

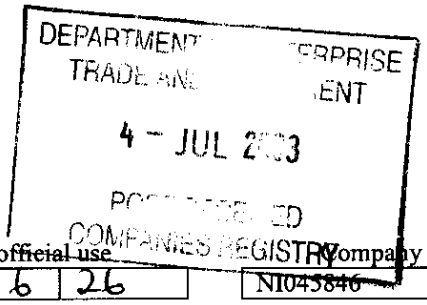
Particulars of a mortgage or charge

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

Please do not write in this margin

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

To the Registrar of Companies



For official use

			Company Number
44	6	26	NI045846

*insert full name of company

Name of company

*AGIVEY PROPERTIES LIMITED

Date of creation of the charge

19 JUNE 2003

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

DEBENTURE

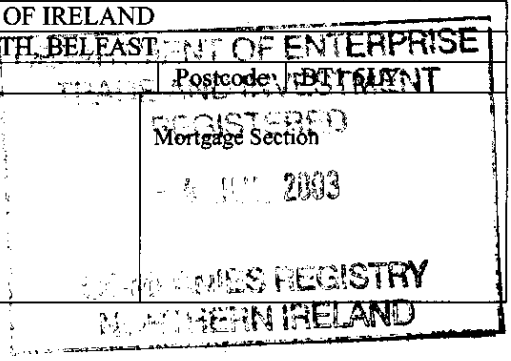
Amount secured by the mortgage or charge

ALL SUMS OF MONEY OWED AND ALL LIABILITIES OR OBLIGATIONS TO BE CARRIED OUT TO THE BANK AT ANY TIME AND FROM TIME TO TIME BY AGIVEY PROPERTIES LIMITED

Names and addresses of mortgages or persons entitled to the charge

THE GOVERNOR AND COMPANY OF THE BANK OF IRELAND
DONEGALL HOUSE, 7 DONEGALL SQUARE NORTH, BELFAST
NORTHERN IRELAND — Postcode: BT1 6JY

Presentor's name, address and Reference (if any):	For office use Public Office	Mortgage Section



Short particulars of all the property mortgaged or charged

1) All the freehold property known as 194 Station Street, Burton-upon-Trent registered at HM Land Registry under title number SF222481 together with all the freehold property known as 3 Coronation Building, 195 Station Street, Burton-upon-Trent registered at HM Land Registry under title number SF222482 ("the Property") and all buildings structures fixtures (including trade fixtures) and fixed plant machinery and equipment from time to time thereon.

2) All future freehold and leasehold property of Agivey Properties Limited ("the Company") to and all buildings structures fixtures (including trade fixtures) and fixed plant machinery and equipment from time to time thereon.

3) All present and future goodwill and connection of all businesses carried on by or on behalf of the Company, any patents, trademarks, copyrights, registered designs and similar assets or rights for the time being owned or held by the Company including all fees, royalties and other rights derived therefrom or incidental thereto and any uncalled capital for the time being of the Company.

4) All book debts and other debts and all moneys whatsoever for the time being payable to the Company (including the benefit of any judgment or order to pay a sum of money) and the benefit of any mortgages, charges, pledges, liens, rights of set off or any security interest whatsoever, howsoever created or arising, for the time being held by the Company in respect of any such debts or moneys and all cash deposits in any account of the Company with any person and all bills of exchange, promissory notes and negotiable instruments of any description at any time owned or held by the Company.

5) All shares and marketable securities and options to acquire such shares and marketable securities for the time being owned by the Company and all rights in respect of or incidental thereto including all dividends, interest and other distributions and all accretions benefits and advantages.

6) All the right, title and interest of the Company to and in any proceeds of any present or future insurances.

7) The undertaking and all other property, assets and rights of the Company whatsoever and wheresoever both present and future.

Please do not write in this margin

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

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

Signed HMoS, London Date 2 July 2003

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 pose, 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.

DUPLICATE FOR THE FILE

NI45846

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 NINETEENTH day of JUNE Two Thousand and THREE and created by

Agivey 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 FOURTH day of JULY Two Thousand and THREE

F. Brown

for the Registrar of Companies for Northern Ireland

Certificate received by Posted Recorded Delivery

Date 6.8.03