

MR01

Particulars of a charge



A fee is payable with this form.
Please see 'How to pay' on the
last page.

You can use the WebFiling service to file this form online.
Please go to www.companieshouse.gov.uk

☒ **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 there is no
instrument. Use form MR08.

For further information, please
refer to our guidance at:
www.companieshouse.gov.uk

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 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 must be scanned and placed on the public record. **Do not send the original.**

THURSDAY



S4AAZ262

SCT

25/06/2015

#72

COMPANIES HOUSE

1 Company details

Company number **S C 1 9 1 9 3 2**

Company name in full **HALLHILL DEVELOPMENTS LIMITED**

☐ ☐ ☐ ☒ For official use

→ **Filing 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 **2 3 0 6 2 0 1 5**

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 **BALFOUR BEATTY REGIONAL CONSTRUCTION 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.

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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.

Brief description

Standard Security over the area of land forming PART and PORTION of ALL and WHOLE the subjects registered in the Land Register of Scotland under Title Number ELN16664

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.

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).

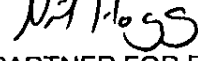
9

Signature

Please sign the form here.

Signature

Signature

☒ 

PARTNER FOR PINSENT MASONS LLP

☒

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

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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 LESLEY-ANNE TODD

Company name Pinsent Masons LLP

Address 141 Bothwell Street

Post town Glasgow

County/Region

Postcode G 2 7 E Q

Country

DX DX GW 135 GLASGOW

Telephone +44 (0) 141 567 8400



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 £13 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.companieshouse.gov.uk or email enquiries@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.companieshouse.gov.uk



FILE COPY

CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 191932

Charge code: SC19 1932 0003

The Registrar of Companies for Scotland hereby certifies that a charge dated 23rd June 2015 and created by HALLHILL DEVELOPMENTS LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 25th June 2015.

Given at Companies House, Edinburgh on 29th June 2015

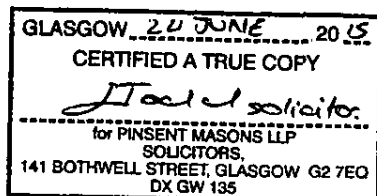


Companies House



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

DOCS-3-950



We certify that, save for material redacted pursuant to s.859G of the Companies Act 2006, this copy instrument is a correct copy of the original instrument

STANDARD SECURITY

By

Hallhill Developments Limited

in favour of

Balfour Beatty Regional Construction Limited

Subjects: Subjects at Hallhill, Dunbar



Pinsent Masons

WE, HALLHILL DEVELOPMENTS LIMITED, incorporated under the Companies Acts with registered number SC191932 and having our registered office at 15 Atholl Crescent, Edinburgh, EH3 8HA (the "Owner") have entered into missives incorporating an obligation to sell with BALFOUR BEATTY REGIONAL CONSTRUCTION LIMITED, incorporated under the Companies Acts with registered number 01197246 and having its registered office at 130 Wilton Road, London SW1Y 1LQ (the "Counterparty") dated 31 March, 15, 24 and 28 April, 1 May and 5, 9 and 17 June 2015 (the "Missives") in respect of the Security Subjects (as defined below) and in terms of which we have undertaken *inter alia* to dispose the Security Subjects to the Counterparty pursuant to the Missives AND DO HEREBY in security of the performance by us of the obligations *ad factum praestandum* upon us in terms of the Missives GRANT a Standard Security in favour of the Counterparty over ALL and WHOLE the area of land forming PART and PORTION of ALL and WHOLE the subjects comprising (1) the area of ground at Hallhill, Dunbar and at Lochend Kennels, Lochend, Dunbar; (2) the areas of ground lying to the east and west sides of Spott Road, Dunbar at Kellie Road, Dunbar and at Brodie Road, Dunbar; (3) the area of ground lying to the north of Grieves Cottage, Implement Road, West Barns, Dunbar; and (4) the area of ground comprising the Curling Pond, Lochend Road, Dunbar as registered in the Land Register of Scotland under Title Number ELN16664 all as such area of land is shown outlined red and shaded green on the plan annexed and executed as relative hereto together with and which subjects secured are so secured together with (One) the whole buildings and other erections (if any) on them; (Two) the parts, privileges and pertinents of them; (Three) the whole rights common, mutual or sole effelring to them; (Four) the fittings and fixtures in and on them and (Five) the Owner's whole right, title and interest, present and future in and to them (all referred to as the "Security Subjects"); The Standard Conditions specified in Schedule 3 to the Conveyancing and Feudal Reform (Scotland) Act 1970 and any lawful variation of them operative for the time being (the "Standard Conditions"), varied as mentioned below apply; And we agree that the Standard Conditions are varied to the effect that (One) Standard Conditions 1, 2, 4, 5 and 12 do not apply to this Standard Security; (Two) it is an obligation on us, the Owner, not to create or agree to create a subsequent security over the Security Subjects or any part of them nor to assign or convey the Security Subjects to any person without the prior written consent of the Counterparty; Declaring that words or expressions which are incorporated in the foregoing variation which are defined in the 1970 Act or in Schedule 3 to the 1970 Act are deemed to be so defined for the purpose of these presents; And the Counterparty, by their acceptance of this security, undertakes to deliver to us a discharge of these presents forthwith upon the occurrence of either of the following, namely (One) upon demand being made by the Owner at any time after the Missives are terminated in terms of Clauses 2.9, 3.4 or 3.9 of the Missives and (Two) upon the grant of the Disposition of the Security Subjects to the Counterparty or its nominee pursuant to Clause 8 of the Missives; And the Owner grants warrandice and consents to the registration of this security for preservation and execution: IN WITNESS WHEREOF these presents printed on this page together with the plan annexed hereto are executed as follows:

For Hallhill Developments Limited

Michael David Peter Stephen,
Authorised Signatory acting under
a power of attorney dated 8 January 2015

Address of Witness

Witness

(SUN ANDREW MESSER)
Full name of Witness

18 JUNE 2015
Date of signing

Edinburgh
Place of signing

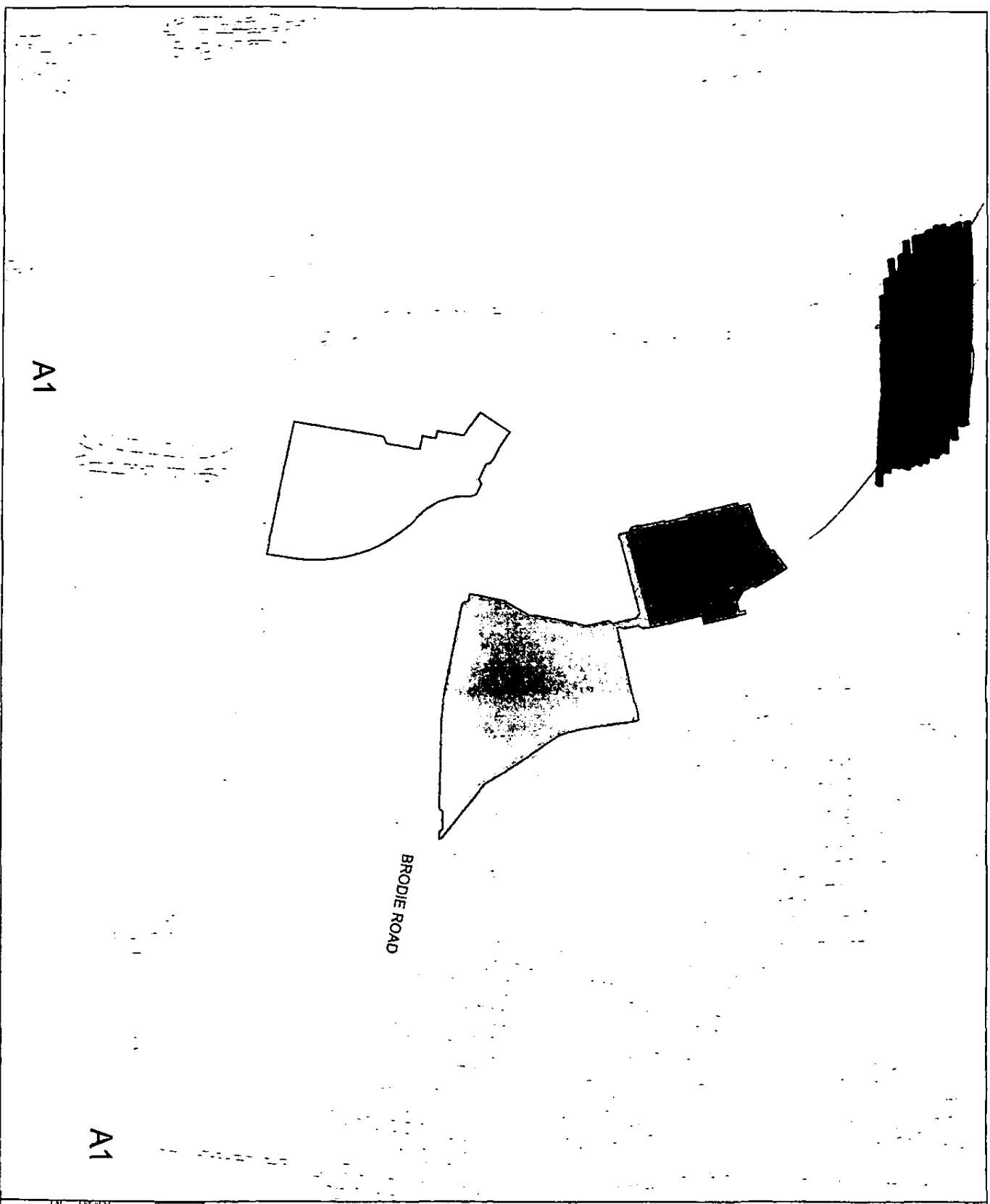
[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

This is the plan referred to in the planning application submitted by Maxwell Development Limited in favour of Redfern Property Agency Limited relative to subject 140022149.



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☐ Property 1

☐ Property 2

☐ Property 3

ema
ARCHITECTURE + DESIGN

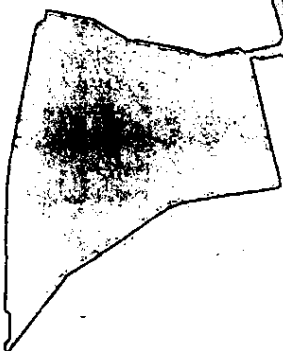
MARSH LINES
RESIDENTIAL DEVELOPMENT
HATFIELD, DORSET

TITLE PLAN

DATE	14/01/17	PROJECT	14001177P/002
BY	14/01/17	DATE	14/01/17
BY	14/01/17	DATE	14/01/17

CHARTERED ARCHITECTS
The Architects, 20 Bedford Row,
London WC1R 4EJ
020 7460 1000
020 7460 1001

[REDACTED]



BRODIE ROAD

A1

A1

2

Property 1

1

Property 2

111

Property 3

ema
ARCHITECTURE + DESIGN

ARCHITECTURE + DESIGN

MANSELL HOMES
RESIDENTIAL DEVELOPMENT
HALLHILL, DUNBAR

TITLE PLAN

[illegible]**CHARTERED ARCHITECTS**

The Embassy, 200 Southfield Road
Downsview, Ont. M3J 1K4
Tel: (416) 490-6965
Fax: (416) 490-6506
E-mail: info@emb-ottawa.ca