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COMPANIES FORM No. 410(Scot)

Particulars of a charge created by a company registered in Scotland

410

A fee of £13 is payable to Companies House in
respect of each register entry for a mortgage or
charge

CHFP025

Please do not
write in this
margin

Pursuant to section 410 of the Companies Act 1985

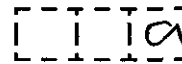
COMPANIES HOUSE
FEE PAID
EDINBURGH

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

To the Registrar of Companies
(Address overleaf Note 6)

For official use

Company number



SC225389

Name of company

* Seagate Estates Limited (the "Borrower")

* insert full name
of company

Date of creation of the charge (note 1)

13 November 2008

Description of the instrument (if any) creating or evidencing the charge (note 1)

Standard Security

Amount secured by the charge

All present and future obligations and liabilities, whether actual or
contingent and whether owed solely or jointly and whether as principal
debtor, guarantor, cautioner, surety, indemnifier or otherwise (or the
equivalent in any other relevant jurisdiction) of the Borrower to

- 1 the Bank, and
- 2 any other company in the Bank's Group

in whatever manner and on any account

"Bank's Group" means the Bank, and subsidiary of it, any holding company of
it and any subsidiary of its holding company

Names and addresses of the persons entitled to the charge

Anglo Irish Property Lending Limited, 10 Old Jewry, London, EC2R 8DN (the
"Bank")

Presentor's name address telephone
number and reference (if any)

MCGRIGORS LLP
PRINCES EXCHANGE
1 EARL GREY STREET
EDINBURGH
EH3 9AQ
JWD/EYM/RWM/AN0710 000899
0131 777 7000

For official use
Charges Sect

FRIDAY



SCT

SR926505

21/11/2008

COMPANIES HOUSE

226

Short particulars of all the property charged

Please do not
write in
this margin

The tenants' interest under lease of subjects known as 1-10 Orleans Place,
Dundee the said tenants' interest being registered in the Land Register of
Scotland under Title Number ANG21835

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

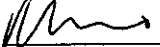
Statement, in the case of a floating charge, as to any restrictions on power to grant further securities and
any ranking provision (note 2)

not applicable

Particulars as to commission, allowance or discount paid (see section 413(3))

not applicable

A fee is payable
to Companies
House in respect
of each register
entry for a
mortgage or
charge
(See Note 5)

Signed  FOR M'GRIGORS LLP

Date 21 November 2008

On behalf of ~~XXXXXXXX~~ [chargee] †

Notes

1 A description of the instrument e.g. "Standard Security" "Floating Charge" etc, should be given. For the date of creation of a charge see section 410(5) of the Act (Examples: date of signing of an Instrument of Charge, date of recording/registration of a Standard Security, date of intimation of an Assignment)

2 In the case of a floating charge a statement should be given of (1) the restrictions, if any, on the power of the company to grant further securities ranking in priority to, or pari passu with the floating charge, and/or (2) the provisions, if any, regulating the order in which the floating charge shall rank with any other subsisting or future floating charges or fixed securities over the property which is the subject of the floating charge or any part of it

3 A certified copy of the instrument, if any, creating or evidencing the charge, together with this form with the prescribed particulars correctly completed must be delivered to the Registrar of Companies within 21 days after the date of the creation of the charge. In the case of a charge created out of the United Kingdom comprising property situated outside the U.K., within 21 days after the date on which the copy of the instrument creating it could, in due course of post, and if despatched with due diligence, have been received in the U.K. Certified copies of any other documents relevant to the charge should also be delivered

4 A certified copy must be signed by or on behalf of the person giving the certification and where this is a body corporate it must be signed by an officer of that body

5 A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge. Cheques and Postal Orders are to be made payable to **Companies House**

6 The address of the Registrar of Companies is: Companies House, 37 Castle Terrace, Edinburgh EH1 2EB
DX 235 Edinburgh or LP 4 Edinburgh 2

† delete as
appropriate



FILE COPY

**CERTIFICATE OF THE REGISTRATION
OF A CHARGE**

COMPANY NO. 225389

CHARGE NO. 9

I HEREBY CERTIFY THAT A CHARGE CREATED BY SEAGATE
ESTATES LIMITED

ON 13 NOVEMBER 2008

FOR SECURING ALL SUMS DUE OR TO BECOME DUE

IN FAVOUR OF ANGLO IRISH PROPERTY LENDING LIMITED

WAS DELIVERED PURSUANT TO SECTION 410 OF THE
COMPANIES ACT 1985 ON 21 NOVEMBER 2008

GIVEN AT COMPANIES HOUSE, EDINBURGH 24 NOVEMBER
2008



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES