

MG01s

Particulars of a charge created by a company
registered in Scotland

13/214379



A fee is payable with this form.

We will not accept this form unless you send the correct fee.
Please see 'How to pay' on the last page.



What this form is for

You may use this form to register
particulars of a charge created by a
Scottish company.



What this form is

You cannot use th
particulars of a m
created by a comp
and Wales or Nort
this, please use fo

WEDNESDAY



S25YVNGZ
SCT 10/04/2013 #123 lease
COMPANIES HOUSE ov.uk
S25JV/QH
SCT 04/04/2013 #190
COMPANIES HOUSE

1 Company details

Company number S C 3 6 9 8 1 4

Company name in full Nuovo Apartments Limited ("the Company")

For official use

→ **Filling in this form**
Please complete in typescript or in
bold black capitals.

All fields are mandatory unless
specified or indicated by *

2 Date of creation of charge

Date of creation d2 d2 m0 m3 y2 y0 y1 y3

3 Description

Please give a description of the instrument (if any) creating or evidencing the
charge e.g. 'Standard security', 'Floating charge' etc.

Description A Legal Charge dated 22 March 2013 between (1) the Company and (2) Close
Brothers Limited ("thr Legal Charge").

4 Amount secured

Please give us details of the amount secured by the charge.

Amount secured All monies and liabilities which shall for the time
being (and whether on or at any time after such a
demand) be due owing or incurred to Close Brothers
Limited by the Company whether actually or
contingently and whether solely or jointly with any
other person and whether as principal or surety
including interest, discount, commission and other
lawful charges and expenses.

Continuation page

Please use a continuation page if
you need to enter more details.

MG01s

Particulars of a charge created by a company registered in Scotland

5**Mortgagee(s) or person(s) entitled to the charge**

Please give the name and address of the mortgagee(s) or person(s) entitled to the charge.

Continuation page

Please use a continuation page if you need to enter more details.

Name

Close Brothers Limited

Address

10 Crown Place

London

Postcode

E C 2 A 4 F T

Name

Address

Postcode

6**Short particulars of all the property charged**

Please give the short particulars of the property charged.

Continuation page

Please use a continuation page if you need to enter more details.

Short particulars

(a) by way of legal mortgage the freehold and/or leasehold property known as land on the north west side of Jersey Street, Ancoats, Manchester; land on the north east side of Great Ancoats Street, Manchester; land on the north east side of Gun Street, Manchester; land on the north west side of Gun Street, Manchester; land on the south west side of Gun Street, Manchester; land on the north west side of Jersey Street, Manchester; Land at the south west side of Henry Street, Manchester (title numbers GM189566, GM227123, GM227421, GM256770, GM276925, GM5586, LA371548, LA57268, LA64297, LA77466, MAN14625, MAN26770, MAN47985) ("the Property");

(b) by way of fixed charge all of the Company's rights to and interest in any insurances in respect of the Property taken out by or on behalf of the Company;

(c) by way of fixed charge the gross rents, licence fees and other monies receivable now or hereafter at any time by the Company in respect of or arising out of any lease of the Property or any agreement for lease or otherwise without limitation derived by or paid to or received by the Company in respect of the Property (including without limitation all mesne profits) but excluding insurance rents or service charges or the like and any value added tax thereon;

(d) by way of fixed charge all of the Company's interest in and rights under any contracts or agreements or claims for or in respect of the sale, purchase, leasing, mortgaging, management, carrying out of works to development or redevelopment of or other dealing with or ownership of the Property or any part thereof (including for the avoidance of doubt its rights (A) against any person giving any guarantee or security for the performance of any obligations under any such contracts or agreements (B) against any person arising under any agreement for the provision of professional or other services in connection with the carrying out of any works to the Property and (C) against any person arising under any environmental claim by the Company);

(e) by way of fixed charge the goodwill of any business carried on by the Company at the Property; and

(f) by way of floating charge all movable plant, machinery, implements, utensils, furniture and equipment now or from time to time at the Property.

MG01s

Particulars of a charge created by a company registered in Scotland

7 Statement, in the case of a floating charge, as to any restrictions on power to grant further securities and any ranking provision ①

(1) The Company is not permitted (without the consent of Close Brothers Limited) to create or permit to subsist any mortgage charge lien (otherwise than a lien arising automatically by operation of law) right of set-off or other security interest or other encumbrance on the charged property.

(2) Pursuant to a Deed of Priority dated 22 March 2013, it was agreed between (1) Close Brothers Limited, (2) the Homes and Communities Agency, (3) UKLP Ancoats Limited, and (4) the Company that the monies and liabilities owing from the Company to Close Brothers Limited (secured by the legal charge referred to herein) were to rank ahead of and in priority to the monies and liabilities owing from the Company to the Homes and Communities Agency and UKLP Ancoats Limited and that the legal charge referred to herein would rank ahead of and in priority to the securities granted to the Homes and Communities Agency and UKLP Ancoats Limited.

① 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.

Continuation page

Please use a continuation page if you need to enter more details.

MG01s

Particulars of a charge created by a company registered in Scotland

8 Particulars as to commission, allowance or discount (if any)

Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his:

- subscribing or agreeing to subscribe, whether absolutely or conditionally, or
- procuring or agreeing to procure subscriptions, whether absolute or conditional,

for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered.

Commission, allowance
or discount

9 Delivery of instrument

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 (UK), comprising property situated outside the UK, 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 UK. Certified copies of any other documents relevant to the charge should also be delivered.

10 Signature ²

Please sign the form here.

Signature

Signature

X 

X

² Signature

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

MG01s

Particulars of a charge created by a company registered in Scotland



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 and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record.

Contact name Daniel Hayhurst

Company name Brabners Chaffe Street LLP

Address Horton House

Exchange Flags

Post town Liverpool

County/Region

Postcode L 2 3 Y L

Country UK

DX 14118 Liverpool

Telephone 0151 600 3000



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 deed (if any) with this form.
- ☐ You have entered the date the charge was created.
- ☐ You have supplied the description of the instrument.
- ☐ You have given details of the amount secured by the chargee.
- ☐ You have given details of the mortgagee(s) or person(s) entitled to the charge.
- ☐ You have entered the short particulars of all the property charged.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.



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 charge.

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 NO. 369814

CHARGE NO. 5

**I HEREBY CERTIFY THAT A CHARGE CREATED BY NUOVO
APARTMENTS LIMITED**

ON 22 MARCH 2013

FOR SECURING ALL SUMS DUE OR TO BECOME DUE

IN FAVOUR OF CLOSE BROTHERS LIMITED

**WAS DELIVERED PURSUANT TO SECTION 878 OF THE
COMPANIES ACT 2006 ON 10 APRIL 2013**

GIVEN AT COMPANIES HOUSE, EDINBURGH 11 APRIL 2013



Companies House



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