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Official copy of register of title

Title number WSX384855

Edition date 21.03.2019

- This official copy shows the entries on the register of title on 15 OCT 2020 at 09:21:14.
- This date must be quoted as the "search from date" in any official search application based on this copy.
- The date at the beginning of an entry is the date on which the entry was made in the register.
- Issued on 15 Oct 2020.
- Under s.67 of the Land Registration Act 2002, this copy is admissible in evidence to the same extent as the original.
- This title is dealt with by HM Land Registry, Durham Office.

A: Property Register

This register describes the land and estate comprised in the title.

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- 1 The Freehold land shown edged with red on the plan of the above title filed at the Registry and being 3 to 10 (Inclusive), 12 & 14 Constable Gardens, 1 to 12 (Inclusive), 15, 17 & 19 John Ede Road, Littlehampton.
- 2 (18.02.2016) The land has the benefit of any legal easements granted by the Transfer dated 13 January 2016 referred to in the Charges Register but is subject to any rights that are reserved by the said deed and affect the registered land.
- 3 (18.02.2016) The Transfer dated 13 January 2016 referred to above contains a provision relating to the creation of easements as therein mentioned.
- 4 (07.10.2016) The land tinted pink on the title plan has the benefit of any legal easements granted by the Transfer dated 3 June 2016 referred to in the Charges Register but is subject to any rights that are reserved by the said deed and affect the registered land.
- 5 (07.10.2016) The Transfer dated 3 June 2016 referred to above contains a provision as to light or air and boundary structures and a provision excluding the operation of section 62 of the Law of Property Act 1925 as therein mentioned.
- 6 (08.09.2017) A new title plan based on the latest revision of the Ordnance Survey Map has been prepared.
- 7 (08.09.2017) The land tinted blue on the title plan has the benefit of any legal easements granted by the Transfer dated 7 October 2016 referred to in the Charges Register but is subject to any rights that are reserved by the said deed and affect the registered land.
- 8 (08.09.2017) The Transfer dated 7 October 2016 referred to above contains a provision relating to the creation of easements as therein mentioned.
- 9 (08.09.2017) The land tinted blue on the title plan has the benefit of any legal easements granted by the Transfer dated 16 August 2017 referred to in the Charges Register but is subject to any rights that are reserved by the said deed and affect the registered land.
- 10 (08.09.2017) The Transfer dated 16 August 2017 referred to above contains a provision as to light or air and boundary structures and a

A: Property Register continued

provision excluding the operation of section 62 of the Law of Property Act 1925 as therein mentioned.

- 11 (21.03.2019) The land edged and numbered in green on the title plan has been removed from this title and registered under the title number or numbers shown in green on the said plan.
- 12 (21.03.2019) The land has the benefit of any legal easements reserved by a Transfer of the land edged and numbered WSX407550 in green on the title plan dated 14 December 2018 made between (1) Clarion Housing Association Limited and (2) Paul Frank Burdfield and Jemma Louise Burdfield but is subject to any rights that are granted by the said deed and affect the registered land.

NOTE: Copy filed under WSX407550.

B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Title absolute

- 1 (18.01.2018) PROPRIETOR: CLARION HOUSING ASSOCIATION LIMITED (Registered Society No. 7686) of Level 6, 6 More London Place, London SE1 2DA and of deeds@clarionhg.com.
- 2 (07.10.2016) The price stated to have been paid on 3 June 2016 was £424,210.
- 3 (07.10.2016) RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction is to be registered without a certificate signed by Kingley Gate (Littlehampton) Management Company Limited (Co. Regn. No. 09048134) of Barratt House, Walnut Tree Close, Guildford, Surrey GU1 4SW that the provisions of clause 3.5 of the Transfer dated 3 June 2016 referred to in the Charges Register have been complied with or that they do not apply to the disposition.

C: Charges Register

This register contains any charges and other matters that affect the land.

- 1 (24.06.2014) A Transfer of other land dated 13 June 2014 made between (1) BDW Trading Limited and Bellway Homes Limited (2) Kingley Gate (Littlehampton) Management Company Limited and (3) BDW Trading Limited contains restrictive covenants by the Transferor.

NOTE: Copy filed under WSX364977.

- 2 (20.08.2014) A Transfer of other land dated 13 June 2014 made between (1) BDW Trading Limited and Bellway Homes Limited (2) Kingley Gate (Littlehampton) Management Company Limited and (3) Bellway Homes Limited contains restrictive covenants by the Transferor.

NOTE: Copy filed under WSX366154.

- 3 (16.04.2015) A Transfer of other land dated 24 March 2015 made between (1) BDW Trading Limited and Bellway Homes Limited (2) Kingley Gate (Littlehampton) Management Company Limited and (3) BDW Trading Limited contains restrictive covenants by the Transferor.

NOTE: Copy filed under WSX371369.

- 4 (14.01.2016) The land is subject to any rights that are granted by a Deed dated 23 December 2015 made between (1) BDW Trading Limited and Bellway Homes Limited and (2) GTC Pipelines Limited and affect the registered land.
The said Deed also contains restrictive covenants by the grantor.

C: Charges Register continued

NOTE: Copy filed under WSX352797.

- 5 (18.02.2016) A Transfer of the land in this title and other land dated 13 January 2016 made between (1) BDW Trading Limited and Bellway Homes Limited (2) Bellway Homes Limited and (3) Kingley Gate (Littlehampton) Management Company Limited contains restrictive covenants.

NOTE: Copy filed under WSX378597.

- 6 (18.02.2016) The Transfer dated 13 January 2016 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
- 7 (07.10.2016) A Transfer of the land tinted pink on the title plan and other land dated 3 June 2016 made between (1) Bellway Homes Limited (2) Affinity Sutton Homes Limited and (3) Kingley Gate (Littlehampton) Management Company Limited contains a grant of a rentcharge as therein mentioned.

The said Deed also contains covenants.

NOTE: Copy filed.

- 8 (07.10.2016) The Transfer dated 3 June 2016 referred to above contains a right of entry that is annexed to the rentcharge reserved therein.
- 9 (07.10.2016) The Transfer dated 3 June 2016 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
- 10 (30.11.2016) The parts of the land affected thereby are subject to the leases set out in the schedule of leases hereto.
The leases grant and reserve easements as therein mentioned.
In addition, certain leases grant the exclusive use of the car parking spaces as more particularly described in the Schedule of Leases.
- 11 (08.09.2017) A Transfer of the land tinted blue on the title plan and other land dated 7 October 2016 made between (1) BDW Trading Limited and Bellway Homes Limited (2) Bellway Homes Limited and (3) Kingley Gate (Littlehampton) Management Company Limited contains restrictive covenants.

NOTE 1: The Transfer dated 13 January 2016 referred to in the above Transfer is filed under WSX378597.

NOTE 2:-Copy filed under WSX385907.

- 12 (08.09.2017) The Transfer dated 7 October 2016 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
- 13 (08.09.2017) A Transfer of the land tinted blue on the title plan dated 16 August 2017 made between (1) Bellway Homes Limited and (2) Affinity Sutton Homes Limited contains restrictive covenants.
- NOTE: Copy filed.*
- 14 (08.09.2017) The Transfer dated 16 August 2017 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
- 15 (21.03.2019) The land is subject to such rights as may have been granted by leases of land originally in this title for the original terms of the respective leases or until earlier extinguishment of the rights.

Schedule of notices of leases

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
1	30.11.2016	4 Constable Gardens	26.08.2016	WSX386331

Schedule of notices of leases continued

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
	Edged and numbered 1 in blue		125 years from and including 1.7.2016	
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
2	07.12.2016 Edged and numbered 2 & 3 in blue	8 Constable Gardens	26.10.2016 125 years from and including 1.7.2016	WSX386518
	NOTE 1: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
	NOTE 2: This lease grants the exclusive use of the car parking space edged and numbered 4 in brown on the title plan.			
3	07.12.2016 Edged and numbered 5 in blue	5 Constable Gardens	07.10.2016 125 years from and including 1.7.2016	WSX386560
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
4	07.12.2016 Edged and numbered 6 in blue	3 Constable Gardens	07.10.2016 125 years from and including 1.7.2016	WSX386565
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
5	12.12.2016 Edged and numbered 7 in blue	7 Constable Gardens	07.10.2016 125 years from and including 1.7.2017	WSX386654
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
6	12.12.2016 Edged and numbered 8 in blue	3 John Ede Road	09.08.2016 125 years from and including 1.7.2016	WSX386662
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
7	12.12.2016 Edged and numbered 9 in blue	1 John Ede Road	11.08.2016 125 years from and including 1.7.2016	WSX386665
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
8	12.12.2016 Edged and numbered 10 in blue	6 John Ede Road	23.08.2016 125 years from and including 1.7.2016	WSX386666
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
9	12.12.2016 Edged and numbered 12 in blue	10 John Ede Road	26.08.2016 125 years from and including 1.7.2016	WSX386676

Schedule of notices of leases continued

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
10	19.01.2017 Edged and numbered 13 in blue	8 John Ede Road	23.08.2016 125 years from and including 1.7.2016	WSX384648
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
11	Edged and numbered 14 and 15 in blue	6 Constable Gardens and parking spaces	02.08.2016 125 years from and including 1.7.2016	WSX388229
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			
12	15.09.2017 Edged and numbered 16 in blue	9 Constable Gardens	07.10.2016 125 years from and including 1.7.2016	WSX393674
	NOTE: The lease contains provisions entitling the tenant to require that the freehold estate in the land demised be transferred in the circumstances therein mentioned.			

End of register