



Official copy of register of title

Title number WSX49614 Edition date 10.01.2017

- This official copy shows the entries on the register of title on 12 Jan 2017 at 08:45:01.
- 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 12 Jan 2017.
- 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 Land Registry Durham Office.

A: Property Register

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

WEST SUSSEX : ARUN

- 1 (28.01.1981) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 104 Elmer Road, Bognor Regis (PO22 6LJ).
- 2 The land has the benefit of the following rights granted by a Conveyance of the land in this title and other land dated 17 December 1952 made between (1) Alice Marion Weller and (2) James Tordiff Hayton (Purchaser):-

"TOGETHER with the full right of way for the Purchaser his successors and assigns and his servants and agents and others authorised by him or them with or without horses carriages motors carts or other vehicles to pass and repass over and along the roads coloured brown on the said plan".

NOTE:-The roads coloured brown referred to are Elmer Road, East Drive, Central Drive and West Drive.

- 3 A Deed of Grant of the land in this title dated 17 May 1971 made between (1) Emil Peter Corbett (2) London Investment Building Society and (3) Brian Arthur Phillips and Audrey Doris Phillips is expressed to grant rights of drainage.

NOTE:-Copy filed.

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 (10.01.2017) PROPRIETOR: GARY MARTIN MORRIS and SANDRA MARY MORRIS of 104 Elmer Road, Bognor Regis PO22 6LJ.
- 2 (10.01.2017) The price stated to have been paid on 6 January 2017 was

Supply and install a 4x2 timber shuttering to perimeter of driveway, this will be secured to 50mm timber stakes which will be driven into ground.

Concrete

Supply and install a sub base to a minimum depth of 80mm for the paving and gravel path. The sub base will take the form of Type 1 scalpings, this will be laid on a geotextile membrane with its primary purpose is as a separation membrane, preventing the sub-base or bedding material mixing with the underlying layers, which can result in excess settlement or pumping of a particularly weak sub-grade, which, in turn, can cause settlement and rutting.

Supply and install all ballast and cement to complete works.

Concrete will be a minimum depth of 120mm and will be a ratio of 6 parts ballast to 1 part cement. This will be a wet pour installation and will be finished with a light tamp finish. Reinforcement mesh will be installed with concrete pour.

2 Brick piers will be repositioned to front of property.

Leave the property's in a clean and tidy condition upon completion

Total Price for the above

~~£2,550.00~~

All Prices are inclusive of VAT

All materials quoted and subject to availability and prices at the time of quoting, any part of the contract accepted after 30 days may be subject to price variation if materials increase in price, labour will be held at the rate of quoting for 12 months and then may be reviewed.

Trees, shrubs and all other plants are subject to availability at the time of quoting and may not be available at the time of installation.

Company Number: 08527669, VAT Registration Number: 177 2790 72 Business registered in England