

Tom Sparks

From: Peter Holmes [REDACTED]
Sent: 02 August 2015 18:24
To: Tom Sparks
Subject: Fw: Investigation into roadway ownership

Hi Tom

Sorry for the delay. It took me a little while to find this.

Regards
Peter

From: Rachel Largo-Iles [REDACTED]
To: [REDACTED]
Cc: [REDACTED]
Sent: Wednesday, 18 December 2013, 16:02
Subject: Investigation into roadway ownership

TL/RLI/AMBERLEY/902821-001

18th December 2013

Ms S Holmes
Amberley Road Residents Association

Email: [REDACTED]

Dear Sally

RE: Investigation into roadway ownership

Thank you for your recent email.

I apologise but I do not think I explained myself very clearly in my previous correspondence.

The reason I obtained Office Copy Entries and Filed Plan of 21 Glenville Road was due to the fact that this title is apparently adjacent to the boundary of Title Numbered SX593. I do therefore believe that Title SX593 covers if not all of Amberley Road certainly the end of Amberley Road which starts with house number 1.

As you know the Land Registry have been unable to issue a filed plan of Title SX593 and what I did was asked them issue filed plans of the property immediately adjacent to that Title in the hope that this would show us the boundaries of SX593.

I am therefore as confident as I can be that Amberley Road (or certainly the part where you might wish to erect a gate) is under the ownership of Leonard Godfrey Davey and Wilson Duncan Brown as Executors of Ernest Godfrey Davey Deceased. Their ownership was registered as long ago as the 12th May 1953!

We could write to Messrs Davey and Brown at the address shown on the Land Registry Entries in Wallington Surrey, but bearing in mind that address dates from 61 years ago I doubt very much we would get a positive response.

My gut feeling therefore is that you can probably go ahead and complete the works you wish to have done (subject to the appropriate Local Authority Consent) and it is highly unlikely that you will be contacted by the owners of the roadway.

Obviously I cannot give you a 100% Guarantee but I suspect that the people who technically own the roadway probably have no idea that this is the case.

Should you wish to discuss matters please do not hesitate to contact me.

Regards.

Yours sincerely

TONY LEWIS

PARTNER

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