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THIS TITLE IS DEALT WITH BY HM LAND REGISTRY, NOTTINGHAM OFFICE.

TITLE NUMBER: K705294

There is no application or official search pending against this title.

A: Property Register

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

MEDWAY

1 (05.08.1991) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Darland Farm, Gillingham (ME7 3PP).

2 (05.08.1991) The land edged yellow on the title plan has the benefit of the following rights reserved by a Transfer of 1 to 4 Hoath Lane dated 23 February 1939 made between (1) Richard Arthur Champion Barchelor, Annie Louisa Wills and Ernest Smith Randall (Vendors) and (2) Wards Ideal Homes and Construction Limited:-

"EXCEPTING AND RESERVING nevertheless to the Vendors and the persons deriving title through or under them owners and occupiers of the adjoining lands now or formerly of the Vendors forming the Hoath Estate to use the drains and sewers to be constructed under the land hereby transferred and to make any necessary connections therewith for the free running of water and soil from such adjoining lands the Vendors making good any damage occasioned thereby."

3 (05.08.1991) The land edged yellow on the title plan has the benefit of the following rights reserved by the Transfer dated 7 April 1972 referred to in the Charges Register:-

"THERE is excepted and reserved out of the property hereby transferred the right for the Transferor and her successors in title owners or occupiers of adjacent and nearby premises at present served by the water system which is referred to in Clause 2 (i) hereof to receive a supply of water for all purposes through the water pipes running through the property hereby transferred to the said adjacent and nearby premises of the Transferor or her successors in title.

AND the Transferee hereby covenants with the Transferor and her successors in title that he will maintain the existing water supply system through such pipes until an alternative system of supply shall be available for the use of the Transferor or her successors in title such alternative supply being provided without expense to the Transferor or her successors by some statutory Company, Board or Local Authority."

4 (05.08.1991) The Transfer dated 7 April 1972 referred to above contains the following provision:-

"IT IS HEREBY AGREED AND DECLARED that all or any rights or privileges now used and enjoyed by the property hereby transferred over the adjoining or neighbouring property of the Transferor and by such adjoining or neighbouring property over the property hereby transferred and which had the property hereby transferred and such adjoining or neighbouring property belonged to different owners would have been easements quasi-easements or rights or privileges in the nature of easements shall continue to be used and enjoyed by the owners or occupiers for the time being of the properties affected thereby."

A: Property Register continued

- 5 (05.08.1991) The land has the benefit of the following rights reserved by but is subject to the following rights granted by a Transfer of the land tinted pink on the title plan dated 2 April 1990 made between (1) Viewrun Limited and (2) Joan Mary Champion Batchelor:-
- "Together with all easements quasi-easements, liberties, privileges, rights and advantages now or heretofore occupied or enjoyed therewith or which would be implied against the transferor on the severance hereby effected and reserving under the transferor and its successors in title the owners and occupiers for the time being the remainder of the land comprised in the title above-mentioned all easements, quasi-easements, liberties, privileges, rights and advantages now or heretofore occupied or enjoyed by such property over or in respect of the property hereby transferred and which would be implied by statute or by reason or severance in favour of a purchaser of the remainder of the land comprised in the title above-mentioned if the same had been transferred to such purchaser and the property hereby transferred had been retained by the transferor."
- 6 (05.08.1991) The Transfer dated 2 April 1990 referred to above contains the following provision:-
- "It is hereby agreed and declared that insofar as the boundary of the land shown between the points X and Y on the said plan annexed hereto is concerned such boundaries shall run at the bottom of the bank where it comprises such boundary."
- NOTE: The points X-Y referred to have been reproduced on the title plan.
- 7 (08.11.1995) The land edged and lettered A and B in red on the title plan added to the title on 8 November 1995.
- 8 (01.04.1997) The Title boundary lying to the North of Pear Tree Lane has been amended.
- 9 (01.08.2007) 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.
- 10 (01.08.2007) The land tinted brown on the title plan should be ignored since the entry that gave rise to this reference has now been cancelled.
- 11 (03.03.2014) The land has the benefit of the following rights reserved by a Transfer of the land edged and numbered TT22794 in green on the title plan dated 28 February 2014 made between (1) Viewrun Limited (Transferor) and (2) John Neville Gorf:-
- "There is reserved to the Transferor out of this transfer a right of way at all times and for all purposes over the land hatched blue on the title plan."
- NOTE: Copy plan filed.
- 12 (12.12.2018) By a Deed dated 29 September 2017 made between (1) John Neville Gorf and Margaret Ann Gorf and (2) Kevin Dennis Attwood and others the rights reserved and granted by the Transfer dated 2 April 1990 referred to above were expressed to be released over the land edged and numbered TT73391 in green on the title plan but the validity of the release has not been determined. The right reserved by the Transfer dated 28 February 2014 referred to above has been extinguished.
- 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 number K705294

Title absolute

- 1 (16.06.2021) PROPRIETOR: MICHAEL CHRISTOPHER ATTWOOD, KEVIN DENNIS ATTWOOD and MATTHEW JAMES ATTWOOD of Darland Farm, Capstone Road, Chatham ME5 7PP.
- 2 (11.08.2014) The price stated to have been paid on 16 May 2014 for the land in this title and in K756406 was £2,700,000.
- 3 (11.08.2014) RESTRICTION: No disposition by a sole proprietor of the registered estate (except a trust corporation) under which capital money arises is to be registered unless authorised by an order of the court.
- 4 (11.08.2014) RESTRICTION: No disposition of the registered estate 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 John Neville Gorf or Margaret Ann Gorf of The Farm House, Pear Tree Lane, Hempstead, Gillingham, Kent ME7 3PD or the survivor of them or by their personal representatives or by their conveyancer that the provisions of clause 11.4 of the Transfer dated 16 May 2014 made between (1) Viewrun Limited and (2) Kevin Dennis Attwood and Michael Christopher Attwood have been complied with or that they do not apply to the disposition.
- 5 (16.06.2021) RESTRICTION: No disposition of the registered estate 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 written consent signed by the proprietor for the time being of the Charge dated 28 May 2021 in favour of Barclays Security Trustee Limited referred to in the Charges Register.

C: Charges Register

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

- 1 (05.08.1991) The land edged yellow on the title plan is subject to rights of drainage through the drains and sewers thereunder.
- 2 (05.08.1991) The land edged yellow on the title plan is subject to the following rights granted by a Transfer of land lying to the north west dated 7 April 1972 made between (1) Joan Mary Champion Batchelor (Transferor) and (2) William Frederick Holman (Transferee):-

"THE following rights are included herein for the benefit of the property hereby transferred or any part or parts thereof:-

(i) The right for the Transferee and his successors in title to receive a supply of electricity in common with the Transferor and the owners or occupiers of adjacent and nearby premises and all other persons lawfully entitled thereto through the electricity cables and wires leading from the mains to the property hereby transferred in upon or under or at any time hereafter to be in upon or under the adjoining land of the Transferor or her successors in title.

AND the Transferor hereby covenants with the Transferee and his successors in title that she will maintain the existing electricity supply system through such cables and wires or through substituted cables and wires through her land as she may at her discretion arrange until an alternative system of supply shall be available for the use of the Transferee or his successors in title such alternative system being provided without expense to the Transferee or his successors in title by some statutory Company Board or Local Authority.

(ii) The right for the Transferee and his successors in title to receive a supply of water for all domestic purposes in common with the Transferor and the owners and occupiers of adjacent and nearby premises and all other persons lawfully entitled thereto through the water pipes leading from the mains to the property hereby transferred in upon or under the adjoining land of the Transferor or her successors in title.

C: Charges Register continued

AND the Transferor hereby covenants with the Transferee and his successors in title that she will maintain the existing water supply system through such pipes or through substituted pipes through her land as she may at her discretion arrange until an alternative system of supply shall be available for the use of the Transferee or his successors in title such alternative system being provided without expense to the Transferee or his successors in title by some statutory Company Board or Local Authority."

- 3 (05.08.1991) By a Deed dated 24 September 1982 made between (1) Joan Mary Champion Batchelor and Phyllis Wills and (2) The Gillingham Borough Council a 3 feet wide strip of the land edged yellow on the title plan where it abuts on the road was dedicated to the public in perpetuity to form part of the highway.

NOTE: Copy filed under K406147.

- 4 (13.12.1995) The land is subject to the following rights granted by a Transfer of the land edged and numbered K757465 in green on the title plan dated 29 November 1995 made between (1) Viewrun Limited (Vendor) and (2) The Kent County Council (Purchaser):-

"The Vendor with full title guarantee grants to the Purchaser

(a) a temporary working licence of the land shown coloured blue on the Plan for the purpose of carrying out the highway improvement works.

(b) the right of support from the land shown coloured blue on the Plan for the adjacent part of the Property.

NOTE: Copy plan filed.

- 5 (10.02.1998) The land is subject to the rights granted by a Deed dated 26 November 1997 made between (1) Viewrun Limited and (2) The City Council of Rochester Upon Medway.

The said Deed also contains restrictive covenants by the grantor.

NOTE: Original filed under K727155

- 6 (11.08.2014) The land is subject to the rights reserved by a Transfer dated 16 May 2014 made between (1) Viewrun Limited and (2) Kevin Dennis Attwood and Michael Christopher Attwood.

NOTE: Copy filed.

- 7 (16.06.2021) REGISTERED CHARGE dated 28 May 2021 affecting also other titles.

NOTE: Charge reference K705294.

- 8 (16.06.2021) Proprietor: BARCLAYS SECURITY TRUSTEE LIMITED (Co. Regn. No. 10825314) of 1 Churchill Place, London E14 5HP.

- 9 (16.06.2021) The proprietor of the Charge dated 28 May 2021 referred to above is under an obligation to make further advances. These advances will have priority to the extent afforded by section 49(3) Land Registration Act 2002.

End of register