



Registration of a Charge

Company name: **AL-TEK HOLDINGS LTD**

Company number: **11879973**



X84KXY4B

Received for Electronic Filing: **01/05/2019**

Details of Charge

Date of creation: **17/04/2019**

Charge code: **1187 9973 0001**

Persons entitled: **ONESAVINGS BANK PLC**

Brief description: **CHARGE OVER 120 ELGIN AVENUE, LONDON W9 2HD, TITLE NUMBER IS NGL813661**

Authentication of Form

This form was authorised by: **a person with an interest in the registration of the charge.**

Authentication of Instrument

Certification statement: **I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **NICK KEPHALAS**



CERTIFICATE OF THE REGISTRATION OF A CHARGE

Company number: 11879973

Charge code: 1187 9973 0001

The Registrar of Companies for England and Wales hereby certifies that a charge dated 17th April 2019 and created by AL-TEK HOLDINGS LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 1st May 2019 .

Given at Companies House, Cardiff on 2nd May 2019

The above information was communicated by electronic means and authenticated
by the Registrar of Companies under section 1115 of the Companies Act 2006



Companies House



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

HM Land Registry

Legal charge of a registered estate

CH1

This form should be accompanied by either Form AP1 or Form FR1

Any parts of the form that are not typed should be completed in black ink and in block capitals.

If you need more room than is provided for in a panel, and your software allows, you can expand any panel in the form. Alternatively use continuation sheet CS and attach it to this form.

Conveyancer is a term used in this form. It is defined in rule 217A, Land Registration Rules 2003 and includes persons authorised under the Legal Services Act 2007 to provide reserved legal services relating to land registration and includes solicitors and licensed conveyancers.

For information on how HM Land Registry processes your personal information, see our [Personal Information Charter](#).

Leave blank if not yet registered.

Insert address including postcode (if any) or other description of the property, for example 'land adjoining 2 Acacia Avenue'.

Give full name(s).

Complete as appropriate where the mortgagor is a company.

Give full name(s).

Complete as appropriate where the lender is a company. Also, for an overseas company, unless an arrangement with HM Land Registry exists, lodge either a certificate in Form 7 in Schedule 3 to the Land Registration Rules 2003 or a certified copy of the constitution in English or Welsh, or other evidence permitted by rule 183 of the Land Registration Rules 2003.

1	Title number(s) of the property: NGL813661
2	Property: 120 Elgin Avenue, London W9 2HD
3	Date: 17 April 2019
4	Mortgagor: AI-Tek Holdings LTD <u>For UK incorporated companies/LLPs</u> Registered number of company or limited liability partnership including any prefix: 11879973 <u>For overseas companies</u> (a) Territory of incorporation: (b) Registered number in the United Kingdom including any prefix:
5	Lender for entry in the register: OneSavings Bank PLC <u>For UK incorporated companies/LLPs</u> Registered number of company or limited liability partnership including any prefix: 73122896 <u>For overseas companies</u> (a) Territory of incorporation: (b) Registered number in the United Kingdom including any prefix:

Each proprietor may give up to three addresses for service, one of which must be a postal address whether or not in the UK (including the postcode, if any). The others can be any combination of a postal address, a UK DX box number or an electronic address.

Place 'X' in any box that applies.

Add any modifications.

Place 'X' in the appropriate box(es).

You must set out the wording of the restriction in full.

Standard forms of restriction are set out in Schedule 4 to the Land Registration Rules 2003.

Insert details of the sums to be paid (amount and dates) and so on.

6	<p>Lender's intended address(es) for service for entry in the register:</p> <p>Reliance House, Sun Pier, Chatham, Kent ME4 4ET</p>
7	<p>The Mortgagor with</p> <p><input checked="" type="checkbox"/> full title guarantee</p> <p><input type="checkbox"/> limited title guarantee</p> <p>charges the property by way of legal mortgage as security for the payment of the sums detailed in panel 9</p>
8	<p><input type="checkbox"/> The lender is under an obligation to make further advances and applies for the obligation to be entered in the register</p> <p><input checked="" type="checkbox"/> The Mortgagor applies to enter the following standard form of restriction in the proprietorship register of the registered estate:</p> <p>No disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the proprietor for the time being of the charge dated 17 April 2019 in favour of OneSavings Bank LC referred to in the charges register</p>
9	<p>Additional provisions</p> <p>9.1 Definitions</p> <p>Borrower: Ali Al-Tek and Maria Al-Tek</p> <p>Financing Documents: means any and all agreements, letters, documents or other instruments evidencing or constituting the terms and conditions of any facility or other arrangements relating to any Secured Amounts made between the Borrower and the Lender in relation to Flats B, C, D and E 120 Elgin Avenue, London W9 2HD</p> <p>Secured Amounts: means the monies and liabilities which the Borrower covenants in the Financing Documents to pay and discharge and references to the Secured Amounts shall include reference to any of them</p> <p>9.2 Covenant to Pay</p> <p>The Borrower covenants with the Lender to pay and discharge to the Lender on demand the Secured Amounts owing or incurred to the Lender by the Borrower whether actually or contingently and whether presently or in the future and whether solely or jointly with any other person and whether as principal or surety or in any way whatsoever</p> <p>9.3 Legal Charge</p> <p>The Mortgagor with full title guarantee hereby charges in favour of the Lender by way of Legal Mortgage the Property as security of the Secured Amounts owed by the Borrower to the Lender in accordance with clause 9.2 of this charge.</p>

9.4 Mortgage Conditions

9.4.2 This Mortgage incorporates the OneSavings Bank PLC Mortgage Conditions dated March 2016 (the "Mortgage Conditions") insofar that they relate to the Property and references to the Borrower in the Mortgage Conditions shall relate to the Mortgagor under this deed

9.4.1 a copy of the Mortgage Conditions have been supplied to the Mortgagor

The mortgagor must execute this charge as a deed using the space opposite. If there is more than one mortgagor, all must execute. Forms of execution are given in Schedule 9 to the Land Registration Rules 2003. If a note of an obligation to make further advances has been applied for in panel 8 this document must be signed by the lender or its conveyancer.

10 Execution

Executed as a deed by

ALI AL-TEK

In the presence of: _____

Witness signature: _____

Witness name: _____

Witness address: _____

Executed as a deed by

MARIA AL-TEK

In the presence of: _____

Witness signature: _____

Witness name: _____

Witness address: _____

Executed as a deed by

AL-TEK HOLDINGS LTD

acting by two directors

Director

Director

WARNING

If you dishonestly enter information or make a statement that you know is, or might be, untrue or misleading, and intend by doing so to make a gain for yourself or another person, or to cause loss or the risk of loss to another person, you may commit the offence of fraud under section 1 of the Fraud Act 2006, the maximum penalty for which is 10 years' imprisonment or an unlimited fine, or both.

Failure to complete this form with proper care may result in a loss of protection under the Land Registration Act 2002 if, as a result, a mistake is made in the register.

Under section 66 of the Land Registration Act 2002 most documents (including this form) kept by the registrar relating to an application to the registrar or referred to in the register are open to public inspection and copying. If you believe a document contains prejudicial information, you may apply for that part of the document to be made exempt using Form EX1, under rule 136 of the Land Registration Rules 2003.

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