

# MG01

## Particulars of a mortgage or charge

Oyez

037880/26

A fee is payable with this form

We will not accept this form unless you send the correct fee  
Please see 'How to pay' on the last page

☒ **What this form is for**  
You may use this form to register  
particulars of a mortgage or charge  
in England and Wales or Northern  
Ireland

☐ **What this form is NOT for**  
You cannot use this form to re-  
particulars of a charge for a Sc  
company. To do this, please u  
form MG01s

THURSDAY



A33 10/11/2011 118  
COMPANIES HOUSE

<b>1 Company details</b>	
Company number	0 6 5 5 5 6 3 6
Company name in full	HALFWAY BUSINESS PARK LIMTIED
<b>2 Date of creation of charge</b>	
Date of creation	d 0 3 m 1 1 y 2 0 y 1 1
<b>3 Description</b>	
Description	LEGAL AND GENERAL CHARGE between the Company and Santander UK Plc ("the Lender") as security trustee for each Group Member (as defined below)
<b>4 Amount secured</b>	
Amount secured	All moneys, obligations and liabilities now or in the future due, owing or incurred to each Group Member (being the Lender and each subsidiary and parent of the Lender) when the same become due for payment or discharge whether by acceleration or otherwise. The moneys, obligations or liabilities may be: <ul style="list-style-type: none"><li>* express or implied</li><li>* present, future or contingent</li><li>* joint or several</li><li>* incurred as principal or under a guarantee or indemnity</li><li>* originally owing to each Group Member or purchased or otherwise acquired by it</li><li>* denominated in sterling or in any other currency</li><li>* incurred on any banking or other account or in any other manner whatsoever</li></ul>
<b>Continuation page</b> Please use a continuation page if you need to enter more details	

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## Particulars of a mortgage or charge

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### Mortgagee(s) or person(s) entitled to the charge (if any)

	Please give the name and address of the mortgagee(s) or person(s) entitled to the charge						
Name	Santander UK Plc						
Address	2 Triton Square, Regents Place						
	London						
Postcode	N	W	1		3	A	N
Name							
Address							
Postcode							

#### Continuation page

Please use a continuation page if you need to enter more details

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### Short particulars of all the property mortgaged or charged

	Please give the short particulars of the property mortgaged or charged						
Short particulars	Please see attached Schedule						

#### Continuation page

Please use a continuation page if you need to enter more details

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## Particulars of a mortgage or charge



6	<b>Short particulars of all the property mortgaged or charged</b>	
	Please give the short particulars of the property mortgaged or charged	
Short particulars	<p>Property charged pursuant to a Legal &amp; General Charge in favour of Santander UK Plc dated 3 November 2011</p> <p>The Company with full title guarantee charges to Santander UK Plc</p> <p>1 The freehold properties known as 191 and 193 Hull Road Woodmansey Beverley East Yorkshire HU17 0TR (<b>Title numbers - HS166819 and HS166166</b>) (the "<b>Property</b>")</p> <p>2 By way of fixed charge -</p> <p>A other Property at any time hereafter vested in the Company,</p> <p>B all the uncalled capital for the time being and all the Company's Intellectual Property Rights and all other freehold and leasehold property now or in the future in which the Company has or acquires any legal or beneficial interest,</p> <p>C any legal or beneficial interest which the Company has (whether now or in the future) in all and any Securities,</p> <p>D the Company's Stock in Trade and Plant so far as it is not charged in conditions (A) to (D) above</p> <p>E all the Company's Land Interests not effectively charged by (A) to (D) above</p> <p>F the Company's Book Debts,</p> <p>G any Derivative made between the Company and any Group Member</p> <p>2 By way of fixed charge any shares held by the Company in any company from time to time which has any rights in or connected to the Property</p> <p>3 By way of an assignment the goodwill of the business carried on by the Company at the Property</p> <p>4 By way of an assignment all monies from time to time payable to the Company under or pursuant to all present and future contracts or policies of insurance effected by the Company or to which the company is entitled (including the refund of any premiums)</p> <p>5 By way of Floating Charge including (without limitation) any immovable property and any assets falling within any of the types mentioned above situate in Scotland not hereinbefore effectively charged by way of fixed charge</p> <p>A The above assets (the "<b>Charged Property</b>") are charged or, as appropriate, assigned as a continuing security</p> <p>B The Legal &amp; General Charge secures further advances and re-advances</p> <p>C The Legal Charge contains restrictions upon dealing in any way with the Property, (including developing, altering, leasing, assigning, underletting, subletting, disposing, charging or surrendering any interest in the Property) together with a prohibition on creating or purporting to create or permit to subsist any mortgage, debenture, charge (whether fixed or floating), ledge, lien, hypothecation, standard security, assignment by way of security or other security interest or arrangements of any kind having the effect of conferring security of any kind over the whole or part of the Charged Property</p> <p>D The Legal Charge contains a further assurance clause</p>	

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## Particulars of a mortgage or charge

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### Particulars as to commission, allowance or discount (if any)

Please insert the amount or rate percent of any commission, allowance or discount paid or made either directly or indirectly by the company to any person on consideration of his

- subscribing or agreeing to subscribe, whether absolutely or conditionally, or
- procuring or agreeing to procure subscriptions, whether absolute or conditional,

for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered

Commission allowance or discount

nil

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### Delivery of instrument

You must deliver the original instrument (if any) creating or evidencing the charge and these prescribed particulars to the Registrar of Companies within 21 days after the date of creation of the charge (section 860). If the property is situated and the charge was created outside the United Kingdom (UK), you must deliver the information to the Registrar within 21 days after the date on which the instrument could have been received in the UK in the normal course of post and assuming you had posted it promptly (section 866).

We will accept a verified copy of the instrument creating the charge where the property charged is situated and the charge was created outside the UK (section 870). The company or the person who has delivered the copy to the Registrar must verify it to be a correct copy and sign it. Where a body corporate gives the verification, an officer of that body must sign it. We will also accept a verified copy where section 867(2) applies (property situated in another part of UK).

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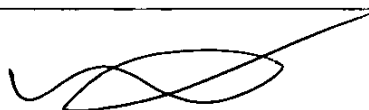
### Signature

Please sign the form here

Signature

Signature

X



X

This form must be signed by a person with an interest in the registration of the charge

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## Particulars of a mortgage or charge



### Presenter information

You do not have to give any contact information, but if you do it will help Companies House if there is a query on the form and will establish where we return the original documents. The contact information you give will be visible to searchers of the public record

Contact name

Company name  
EMW

Address

Seebeck House

1 Seebeck Place

Knowlhill

Post town

Milton Keynes

County/Region

Postcode

MK5 8ER

Country

DX

DX 151620 MILTON KEYNES 18

Telephone

0845 070 6000



### Certificate

We will send your certificate to the presenter's address if given above or to the Company's Registered Office if you have left the presenter's information blank



### Checklist

We may return forms completed incorrectly or with information missing

Please make sure you have remembered the following

- ☐ The company name and number match the information held on the public Register
- ☐ You have included the original deed with this form
- ☐ You have entered the date the charge was created
- ☐ You have supplied the description of the instrument
- ☐ You have given details of the amount secured by the mortgagee or chargee
- ☐ You have given details of the mortgagee(s) or person(s) entitled to the charge
- ☐ You have entered the short particulars of all the property mortgaged or charged
- ☐ You have signed the form
- ☐ You have enclosed the correct fee



### Important information

Please note that all information on this form will appear on the public record



### How to pay

A fee of £13 is payable to Companies House in respect of each mortgage or charge

Make cheques or postal orders payable to 'Companies House'



### Where to send

You may return this form to any Companies House address, however for expediency we advise you to return it to the appropriate address below

#### For companies registered in England and Wales

The Registrar of Companies, Companies House,  
Crown Way, Cardiff, Wales, CF14 3UZ  
DX 33050 Cardiff

#### For companies registered in Scotland

The Registrar of Companies, Companies House,  
Fourth floor, Edinburgh Quay 2,  
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF  
DX ED235 Edinburgh 1  
or LP - 4 Edinburgh 2 (Legal Post)

#### For companies registered in Northern Ireland

The Registrar of Companies, Companies House,  
Second Floor, The Linenhall, 32-38 Linenhall Street,  
Belfast, Northern Ireland, BT2 8BG  
DX 481 N R Belfast 1



### Further information

For further information, please see the guidance notes on the website at [www.companieshouse.gov.uk](http://www.companieshouse.gov.uk) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

This form is available in an alternative format. Please visit the forms page on the website at [www.companieshouse.gov.uk](http://www.companieshouse.gov.uk)

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Particulars of a mortgage or charge



**6** Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged

Short particulars



FILE COPY

## **CERTIFICATE OF THE REGISTRATION OF A MORTGAGE OR CHARGE**

**Pursuant to section 869(5) & (6) of the Companies Act 2006**

**COMPANY NO. 6555636  
CHARGE NO. 1**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES  
HEREBY CERTIFIES THAT A LEGAL AND GENERAL CHARGE  
DATED 3 NOVEMBER 2011 AND CREATED BY HALFWAY  
BUSINESS PARK LTD FOR SECURING ALL MONIES DUE OR TO  
BECOME DUE FROM THE COMPANY TO EACH GROUP  
MEMBER ON ANY ACCOUNT WHATSOEVER WAS REGISTERED  
PURSUANT TO CHAPTER 1 PART 25 OF THE COMPANIES ACT  
2006 ON THE 10 NOVEMBER 2011

GIVEN AT COMPANIES HOUSE, CARDIFF THE 15 NOVEMBER  
2011

*Op*



*Companies House*  
— for the record —



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES