

Title Number : NGL330936

This title is dealt with by Land Registry, Croydon Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

Neither this extract nor the full copy is an 'Official Copy' of the register. An official copy of the register is admissible in evidence in a court to the same extent as the original. A person is entitled to be indemnified by the registrar if he suffers loss by reason of a mistake in an official copy.

This extract shows information current on 25 APR 2013 at 10:42:07 and so does not take account of any application made after that time even if pending in the Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: NGL330936
Address of Property	: 15 Shorts Gardens, London, (WC2H 9AT)
Price Stated	: Not Available
Registered Owner(s)	: SHAFTESBURY COVENT GARDEN LIMITED (Co. Regn. No. 3154145) of Pegasus House, 37-43 Sackville Street, London W1S 3DL.
Lender(s)	: None

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 25 APR 2013 at 10:42:07. This copy does not take account of any application made after that time even if still pending in the Land Registry when this copy was issued.

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A: Property Register

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

CAMDEN

- 1 (26.06.1903) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 15 Shorts Gardens, London, (WC2H 9AT).
- 2 (25.01.2013) A new title plan based on the latest revision of the Ordnance Survey Map has been prepared.

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 (21.03.2005) PROPRIETOR: SHAFTESBURY COVENT GARDEN LIMITED (Co. Regn. No. 3154145) of Pegasus House, 37-43 Sackville Street, London W1S 3DL.

C: Charges Register

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

- 1 (13.01.1989) A Deed dated 5 January 1989 made between (1) Sylvia Newman and (2) Home Charm Properties Limited relates to rights of escape in case of fire and other emergencies between the land in this title and the adjoining land known as 17 Shorts Garden.

The deed also contains mutual covenants and other matters as therein mentioned.

NOTE: Copy filed.

- 2 The parts of the land affected thereby are subject to the leases set out in the schedule of leases hereto. The leases grant and reserve easements as therein mentioned.

Schedule of notices of leases

- | | | | |
|---|-------------------------|---------------------|---|
| 1 | 06.03.1989
NGL633935 | Fourth floor flat 2 | 31.01.1989

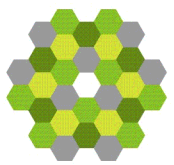
125 years from
24.6.1988 |
| 2 | 06.03.1989
NGL633936 | Third floor flat 1 | 31.01.1989

125 years from
24.6.1988 |

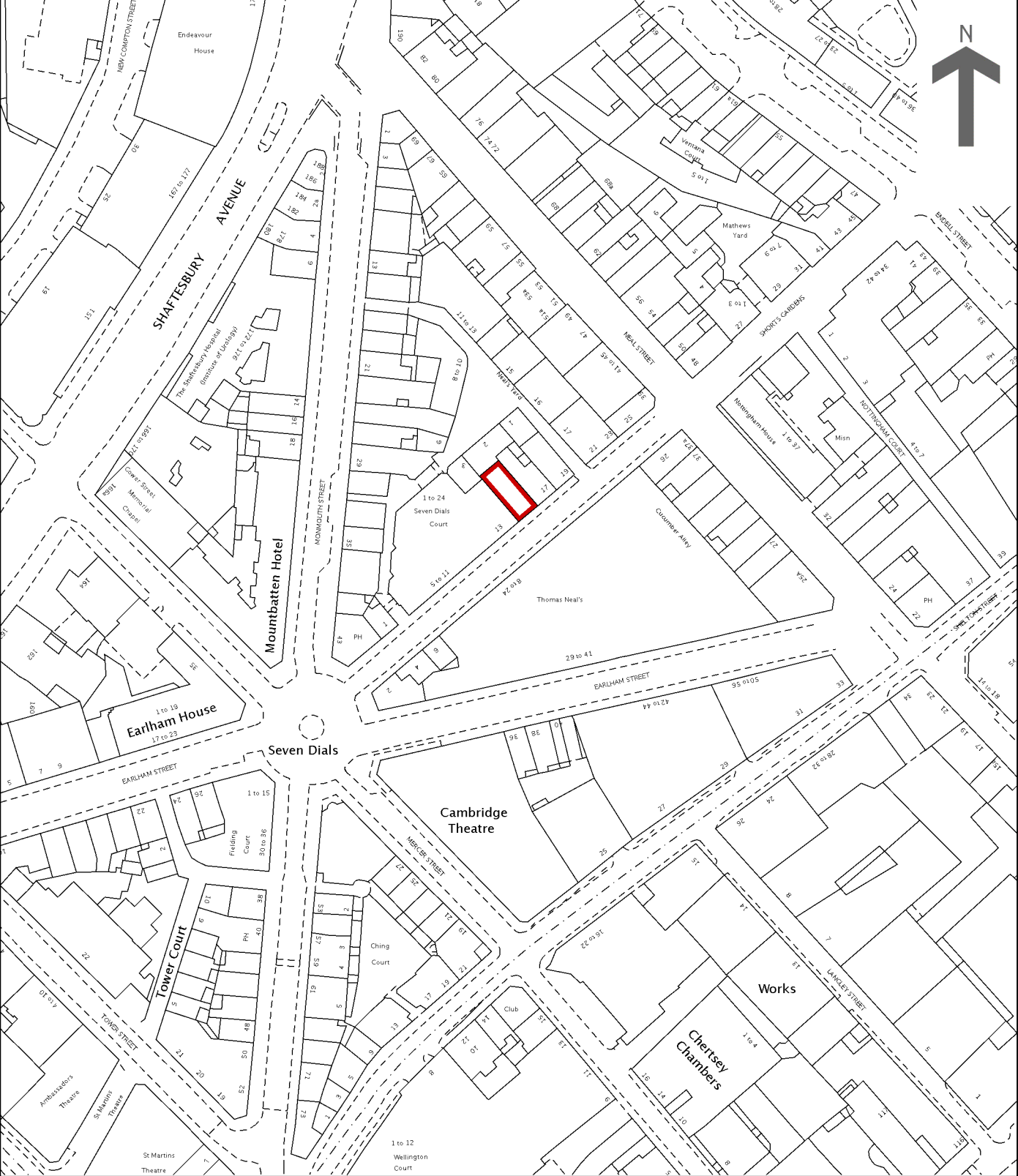
Schedule of notices of leases continued

3	23.06.1989 NGL639947	Fifth and sixth floor flat 3	02.06.1989 125 years from 24.6.1988
4	28.07.1993 NGL708789	Second Floor Flat 5	19.07.1993 125 years from 24.6.1988
5	30.11.1993 NGL712659	First Floor Flat 4	12.11.1993 125 years from 24.6.1988
6	22.02.2013	Basement and Ground Floor, 15 Shorts Gardens	31.01.2013 from and including 31 January 2013 and expiring on 24 March 2018

End of register



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The Land Registry endeavours to maintain high quality and scale accuracy of title plan images. The quality and accuracy of any print will depend on your printer, your computer and its print settings. This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground. See Land Registry Public Guide 19 - Title plans and boundaries.

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