

HANDOVER CERTIFICATE

Over Site Development: One Fisher St and 8-10 Southampton Row

Certificate Date:

Time of Handover:

This certificate has been produced in order to satisfy the requirements for handover as detailed in Schedule 2 of the Agreement for Lease dated 16th January 2019.

The Handover Date of the site from the Landlord is the 28th February 2019.

Transport for London certifies that:

1. the Crossrail Interface Works are practically complete;
2. the physical condition of the Development Site accords with the details provided in the Handover Drawing; and
3. all snagging works relating to the Crossrail Interface Works and identified in any certificate(s) of practical completion relating to the Crossrail Interface Works have been made good, save for those matters of a de minimis nature which would not prevent the Tenant from taking occupation of the Development Site;

The Handover Information attached to this certificate is:

- As shown on the Attached OSD Master Deliverable Tracker and included in the data disc provided at the handover meeting plus
- A condition survey of the site at handover
- Warranties in favour of the OSD Developer; IDE Real Estate (Holborn) Limited from:
 - Mott Macdonald
 - Jacobs
 - BAM Ferrovial Kier JV
 - Costain Skanska Joint Venture

Signed as certified on behalf of Transport for London

Development Interface Manager: **David Crabtree**

Signature:

Date: 28th February 2019

Received on behalf of the OSD Developer; IDE Real Estate (Holborn) Limited

Project Manager: **James Rutherford**

Signature:

Date: 28th February 2019