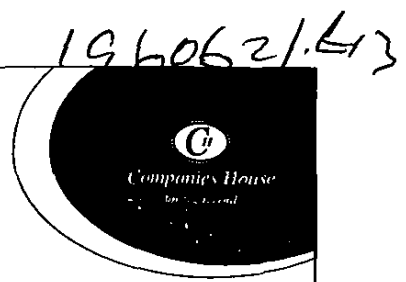


# MG01

## Particulars of a mortgage or charge



**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  
particulars of a charge for a  
company. To do this, please  
use form MG01s

FRIDAY



<b>1 Company details</b>		<small>For official use</small>
Company number	0 1 4 7 6 9 0 1	<b>4</b> → <b>Filing in this form</b> Please complete in typescript or in bold black capitals.  All fields are mandatory unless specified or indicated by *
Company name in full	George Birchall Limited (the "Mortgagor")	

<b>2 Date of creation of charge</b>																	
Date of creation	<table border="1"> <tr> <td>d</td><td>1</td><td>d</td><td>7</td> <td>m</td><td>0</td><td>m</td><td>6</td> <td>y</td><td>2</td><td>y</td><td>0</td><td>y</td><td>1</td><td>y</td><td>1</td> </tr> </table>	d	1	d	7	m	0	m	6	y	2	y	0	y	1	y	1
d	1	d	7	m	0	m	6	y	2	y	0	y	1	y	1		

<b>3 Description</b>	
Please give a description of the instrument (if any) creating or evidencing the charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'	
Description	Third Party Legal Mortgage (the "Third Party Legal Mortgage")

<b>4 Amount secured</b>		<b>Continuation page</b> Please use a continuation page if you need to enter more details.
Amount secured	Please give us details of the amount secured by the mortgage or charge  The Mortgagor has secured the discharge on demand the Debtor's Obligations together with interest to the date of discharge and costs and expenses	

MG01

Particulars of a mortgage or charge

5

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		<b>Continuation page</b> Please use a continuation page if you need to enter more details.
Name	Rowanmoor Trustees Limited ("Rowanmoor") ✓		
Address	Rowanmoor House, 46-50 Castle Street		
	Salisbury		
Postcode	S P 1 3 T S		
Name	George Birchall ("George Birchall") ✓		
Address	Fernridge, Heath Rise, Whitmore		
	Newcastle Under Lyme		
Postcode	S T 5 5 H B		

6

Short particulars of all the property mortgaged or charged

	Please give the short particulars of the property mortgaged or charged		<b>Continuation page</b> Please use a continuation page if you need to enter more details.
Short particulars	<p><b>6 Charge</b> In consideration of the Lender giving credit to the Debtor and for the purposes of securing the discharge on demand of the Debtor's Obligations together with interest to the date of discharge and costs and expenses the Mortgagor with full title guarantee as a continuing security for such discharge -</p> <p><b>6 1</b> charges the Property to the Lender (to the full extent of the Mortgagor's interest in the Property or its proceeds of sale) by way of legal mortgage of all legal interests and otherwise by way of specific equitable charge,</p> <p><b>6 2</b> assigns to the Lender the benefit of all covenants and rights affecting or concerning the Property subject to re-assignment on redemption,</p> <p><b>6 3</b> charges to the Lender by way of fixed charge the plant machinery and fixtures and fittings furniture equipment implements and utensils of the Third Party Legal Mortgage now and in the future at the Property, and</p> <p><b>6 4</b> charges the Goodwill to the Lender by way of a fixed charge</p> <p><b>7 Negative Pledge</b> The Mortgagor will not without the Lender's prior written consent -</p> <p><b>7 1</b> create or permit to arise any mortgage charge or lien on the Property, the Charged Assets or the Goodwill</p> <p><b>8 Further Assurance</b> <b>8 1</b> The Mortgagor will at the Mortgagor's own cost at the Lender's request execute any deed or documents and take any action required by the Lender to perfect this security or further to secure the Debtor's Obligations on the Property, the Charged Assets and the Goodwill</p> <p>Please see attached continuation page</p>		

# MG01

## Particulars of a mortgage or charge

<b>7</b>	<b>Particulars as to commission, allowance or discount (if any)</b> <p>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</p> <ul style="list-style-type: none"><li>- subscribing or agreeing to subscribe, whether absolutely or conditionally, or</li><li>- procuring or agreeing to procure subscriptions, whether absolute or conditional,</li></ul> <p>for any debentures included in this return The rate of interest payable under the terms of the debentures should not be entered</p>	
Commission allowance or discount	Nil	
<b>8</b>	<b>Delivery of instrument</b> <p>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)</p> <p>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)</p>	
<b>9</b>	<b>Signature</b> <p>Please sign the form here</p> <p>Signature</p> <p>X <i>Broune Jacobson LLP</i> X</p> <p>This form must be signed by a person with an interest in the registration of the charge</p>	

# MG01

## 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 Daniel Whebell

Company name Browne Jacobson LLP

Address Victoria Square House

Victoria Square

Post town Birmingham

County/Region West Midlands

Postcode B 2 4 B U

Country Great Britain

DX DX 727740 Birmingham 62

Telephone 0121 237 3944

### 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 Linnenhall, 32-38 Linnenhall 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)

# MG01 - continuation page

## Particulars of a mortgage or charge

**5**

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

Please give the name and address of the mortgagee(s) or person(s) entitled to the charge

Name Anthony Birchall ("Anthony Birchall")

Address 3 Swanholme Way, Baldwins Gate

Newcastle Under Lyme

Postcode S T 5 5 L N

Name Ian Birchall ("Ian Birchall")

Address Standon House

Standon

Postcode S T 2 1 6 R N

Name Roger Birchall ("Roger Birchall")

Address 45 St Peters Road, Harborne

Birmingham

Postcode B 1 7 0 A U

Name

Address

Postcode

Name

Address

Postcode

Name

Address

Postcode

Name

Address

Postcode

Name

Address

Postcode

# MG01 - continuation page

## 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

#### Definitions

"Lender" means Rowanmoor, George Birchall, Anthony Birchall, Ian Birchall and Roger Birchall together as the trustees of the george birchall executive pension scheme pursuant to a definitive trust deed dated 8 September 1993 (as subsequently amended)

"Charged Assets" means the plant machinery and fixtures and fittings furniture equipment implements and utensils of the Mortgage now and in the future at the Property

"Debtor" means <sup>from</sup> George Birchall Group Management Limited, registration no 02465441 <sub>charged</sub>

T(u) "Debtor's Obligations" means all the Debtor's liabilities to the Lender of any kind (whether present or future actual or contingent and whether incurred along or jointly with another) including banking charges and commission

"Goodwill" means the present and future goodwill of any business carried on at the Property by or on behalf of the Mortgagor

"Property" means the property known as Environment House, Turner Crescent, Loomer Road, Chesterton, Newcastle-under-Lyme, Staffordshire ST5 7JZ registered under Title Number SF296133 ✓



24

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

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

COMPANY NO. 1476901  
CHARGE NO. 4

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES  
HEREBY CERTIFIES THAT A THIRD PARTY LEGAL MORTGAGE  
DATED 17 JUNE 2011 AND CREATED BY GEORGE BIRCHALL  
LIMITED FOR SECURING ALL MONIES DUE OR TO BECOME  
DUE FROM GEORGE BIRCHALL GROUP MANAGEMENT  
LIMITED TO ROWANMOOR TRUSTEES LIMITED, GEORGE  
BIRCHALL, ANTHONY BIRCHALL, IAN BIRCHALL AND ROGER  
BIRCHALL AS THE TRUSTEES OF THE GEORGE BIRCHALL  
EXECUTIVE PENSION SCHEME ON ANY ACCOUNT  
WHATSOEVER WAS REGISTERED PURSUANT TO CHAPTER 1  
PART 25 OF THE COMPANIES ACT 2006 ON THE 1 JULY 2011

GIVEN AT COMPANIES HOUSE, CARDIFF THE 6 JULY 2011



*Companies House*  
— for the record —



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES