



Particulars of a mortgage or charge

395

Please do not
write in
this margin

Pursuant to section 395 of the Companies Act 1985

Please complete
legibly, preferably
in black type, or
bold block lettering

To the Registrar of Companies

For official use

Company number

151

2295620

Name of company

*REGENCY INTERNATIONAL PLC

Insert full name
of company

Date of creation of the charge

27th July 1995

Description of the instrument (if any) creating or evidencing the charge [NOTE 2]

MORTGAGE

Amount secured by the mortgage or charge

ALL MONEYS AND LIABILITIES NOW DUE OR WHICH MAY
BECOME DUE FROM THE COMPANY TO LLOYDS BANK PLC.

Names and addresses of the mortgagees or persons entitled to the charge

LLOYDS BANK PLC, REGIONAL SECURITIES CENTRE	
SECTION 9366, PO BOX 70, 123 COLMORE ROW,	
BIRMINGHAM	Postcode B3 3AE.

Presentor's name address and reference (if any)

Dawkins & Grey
40 Great Charles Street
Queensway
Birmingham B3 2AR
JRLW

For official Use
Mortgage Section

REGISTERED

29 JUL 1995

Post room



A31 *ACDDRDHX* 33
COMPANIES HOUSE 29/07/95

Time critical reference

~~107~~
1.895
107
CO 395
LAW & SON'S
11th House Road
London CR0 4TT
GLA 4943

Short particulars of all the property mortgaged or charged

Please do not write in this margin

Please complete legibly, preferably in black type, or bold block lettering

(A) By way of Legal Mortgage the lease hold property known as or being **Former Government Training Centre** lying to the east of Chester Road, Birmingham, West Midlands including the entirety of the property comprised in **Land Certificate Title No. WML20928**

together with all buildings and fixtures thereon.

(B) By way of floating charge all moveable plant, machinery, implements, utensils, furniture, goods and equipment now or from time to time placed on or used in or about the above property.

(C) By way of assignment the goodwill of the business (if any) carried on by the Company at the above premises.

(D) By way of assignment the benefit of all guarantees or covenants by any surety or sureties of any of the lessee's obligations under any existing lease or underlease of the mortgaged premises.

(E) By way of fixed charge such share or shares in any residents' or management company connected with the mortgaged premises and all rights, benefits and advantages at any time arising in respect of the same.

(F) By way of assignment the right to receive and the full benefit of all rentals payable to the Company by any tenant (present or future) of the mortgaged premises.

(G) The company is not permitted without the written consent of the Bank to create or permit to subsist or arise any mortgage, debenture, hypothecation, charge, assignment by way of security, pledge or lien or any other encumbrance or security whatsoever (other than the prior mortgages referred to in the legal charge) over all or any part of the assets, rights and properties thereby mortgaged, charged or assigned to the Bank.

Particulars as to commission allowance or discount (note 3)

Not applicable

Signed

Date

28th July 1995

on behalf of ~~company~~ (mortgagee/chargee)

delete as appropriate

Notes

The original instrument (if any) creating or evidencing the charge, together with these prescribed particulars correctly completed must be delivered to the Registrar of Companies within 21 days after the date of creation of the charge (section 395). If the property is situated and the charge was created outside the United Kingdom delivery to the Registrar must be effected within 21 days after the date on which the instrument could in due course of post, and if dispatched with due diligence, have been received in the United Kingdom (section 393). A copy of the instrument creating the charge will be accepted where the property charged is situated and the charge was created outside the United Kingdom (section 398) and in such cases the copy must be verified to be a correct copy either by the company or by the person who has delivered or sent the copy to the registrar. The verification must be signed by or on behalf of the person giving the verification and where this is given by a body corporate it must be signed by an officer of that body. A verified copy will also be accepted where section 398(4) applies (property situate in Scotland or Northern Ireland) and Form No. 398 is submitted.

A description of the instrument, eg "Trust Deed", "Debenture", "Mortgage" or "Legal charge", etc, as the case may be, should be given.

In this section there should be inserted the amount or rate per cent. of the commission, allowance or discount (if any) paid or made either directly or indirectly by the company to any person in consideration of his;

- (a) subscribing or agreeing to subscribe, whether absolutely or conditionally, or
 - (b) procuring or agreeing to procure subscriptions, whether absolute or conditional,
- for any of the debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered

If any of the spaces in this form provide insufficient space the particulars must be entered on the prescribed continuation sheet

FILE COPY



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

Pursuant to section 401(2) of the Companies Act 1985

COMPANY No. 02295620

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES HEREBY CERTIFIES THAT A MORTGAGE DATED THE 27th JULY 1995 AND CREATED BY REGENCY INTERNATIONAL PLC FOR SECURING ALL MONIES DUE OR TO BECOME DUE FROM THE COMPANY TO LLOYDS BANK PLC ON ANY ACCOUNT WHATSOEVER WAS REGISTERED PURSUANT TO CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 29th JULY 1995.

GIVEN AT COMPANIES HOUSE, CARDIFF THE 2nd AUGUST 1995.

A handwritten signature in cursive script, reading "R. N. Owens".

RICHARD NEIL OWENS

for the Registrar of Companies

