



**Registration of a Charge**

Company name: **KINGSGATE HOMES LIMITED**

Company number: **08691728**

Received for Electronic Filing: **10/11/2020**



X9HIGPIO

---

**Details of Charge**

Date of creation: **04/11/2020**

Charge code: **0869 1728 0005**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **23 FAVOURITE ROAD WHITSTABLE KENT CT5 4UB AND 15 OLYMPIA WAY WHITSTABLE CT5 3FF**

**Contains fixed charge(s).**

**Contains negative pledge.**

---

**Authentication of Form**

This form was authorised by: **a person with an interest in the registration of the charge.**

---

**Authentication of Instrument**

Certification statement: **I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED AS PART OF THIS APPLICATION FOR REGISTRATION IS A CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **BLACKS SOLICITORS**



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

Company number: 8691728

Charge code: 0869 1728 0005

The Registrar of Companies for England and Wales hereby certifies that a charge dated 4th November 2020 and created by KINGSGATE HOMES LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 10th November 2020 .

Given at Companies House, Cardiff on 11th November 2020

The above information was communicated by electronic means and authenticated by the Registrar of Companies under section 1115 of the Companies Act 2006



Companies House



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES

**MORTGAGE DEED (Corporate)**

**Account Number: Y1001334482**

**Date:** ~~15/10/2020~~ 4/11/2020

**Lender:** Aldermore Bank PLC (and its transferees as described in the Mortgage Conditions) whose registered office is 1st Floor Block B, Western House, Peterborough Business Park, Lynch Wood, Peterborough PE2 6FZ

**Mortgage Conditions:** The Aldermore Bank PLC Commercial Mortgage Conditions 2011

**Full Name(s) of Chargor(s) :**



**Kingsgate Homes Limited**

**Property :**  
23 Favourite Road, Whitstable, Kent CT5 4UB and 15 Olympia Way, Whitstable CT5 3FF

**Title No: K910073 and TT37497**

1. This Charge incorporates the Mortgage Conditions copies of which have been received by the Chargor which the Chargor hereby acknowledges.
2. The Chargor as legal owner with full title guarantee and as continuing security hereby charges the Property by way of first legal mortgage in favour of the Lender as security for the payment and discharge of the secured amount (as defined in the Mortgage Conditions).
3. The Chargor as legal owner and with full title guarantee assigns to the Lender as security for the payment and discharge of the secured amount (as defined under the Mortgage Conditions) the goodwill of any business carried on upon the Property from time to time (together with any licences relating to the same under the Licensing Act 2003) subject to redemption upon payment of the secured amount.
4. This Charge secures further advances but the Lender is not obliged to make further advances.
5. The Chargor agrees to pay the secured amount (as defined in the Mortgage Conditions) in accordance with its terms and to comply with the Mortgage Conditions.
6. The Chargor hereby applies to the Registrar to enter the following restriction against the title(s) above referred to: "No disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the Proprietor for the time being of the charge dated in favour of Aldermore Bank PLC referred to in the Charges Register".

**Executed as a Deed by the Chargor acting by:**

Director 	Director/Secretary 
--	---

**In the presence of:**

Witness signature \_\_\_\_\_

Name \_\_\_\_\_

Address \_\_\_\_\_

**Signed as a Deed on behalf of the Chargor a company incorporated in**

by _____	and _____
----------	-----------

**being person who in accordance with the laws of that territory acting under the authority of the Chargor**

Authorised Signatory _____	Authorised Signatory _____
----------------------------	----------------------------

<b>Signed as a Deed by</b> _____	<b>on behalf of the Lender in the presence of</b> _____
----------------------------------	---

Form of Mortgage Deed filed at HM Land Registry under reference MD1226K.