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COMPANIES FORM No. 395

Particulars of a mortgage or charge

395

A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge.

CHFP025

Please do not write in this margin

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

*insert full name of Company

Pursuant to section 395 of the Companies Act 1985

045724/13

To the Registrar of Companies
(Address overleaf - Note 6)

For official use

Company number

[1112]

05590541

Name of company

* PHOENIX PROPERTY ACQUISITIONS LIMITED

Date of creation of the charge

5TH DECEMBER 2008

Description of the instrument (if any) creating or evidencing the charge (note 2)

LEGAL CHARGE

Amount secured by the mortgage or charge

Thirty Six Thousand Pounds (£36,000.00) together with interest and charges thereon in accordance with the terms and conditions referred to in the said Legal charge.

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

PJT FINANCE LIMITED OF 26 ARUNDEL ROAD EASTBOURNE EAST SUSSEX
Postcode BN21 2EG

Presentor's name address and reference (if any):

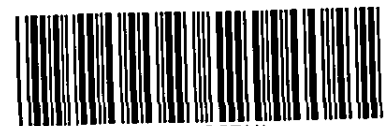
Tonner Johns Ratti Solicitors
47-48 Walter Road
Swansea
SA1 5PW

DJ/CD/P02255-27

Time critical reference

For official Use (06/2005)
Mortgage Section

THURSDAY



A83 18/12/2008 74
COMPANIES HOUSE

Short particulars of all the property mortgaged or charged

ALL THAT FREEHOLD PROPERTY KNOWN AS 61 EAST ROAD, TYLORSTOWN, FERNDALE CF43 3DD AND REGISTERED AT HM LAND REGISTRY WITH TITLE NUMBER WA110625.

Please do not write in this margin

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

Particulars as to commission allowance or discount (note 3)

Signed

Turner John Rott

Date 5TH DECEMBER 2008

On behalf of [company] ~~XXXXXXXXXXXX~~ †

A fee is payable to Companies House in respect of each register entry for a mortgage or charge. (See Note 5)

† delete as appropriate

Notes

- 1 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 398). 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.
- 2 A description of the instrument, eg "Trust Deed", "Debenture", "Mortgage", or "Legal charge", etc, as the case may be, should be given.
- 3 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.
- 4 If any of the spaces in this form provide insufficient space the particulars must be entered on the prescribed continuation sheet.
- 5 A fee of £13 is payable to Companies House in respect of each register entry for a mortgage or charge. Cheques and Postal Orders must be made payable to Companies House.
- 6 The address of the Registrar of Companies is: Companies House, Crown Way, Cardiff CF14 3UZ



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

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

COMPANY NO. 5590541
CHARGE NO. 12

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A LEGAL CHARGE DATED 5
DECEMBER 2008 AND CREATED BY PHOENIX PROPERTY
ACQUISITIONS LIMITED FOR SECURING £36,000.00 AND ALL
OTHER MONIES DUE OR TO BECOME DUE FROM THE
COMPANY TO PJT FINANCE LIMITED UNDER THE TERMS OF
THE AFOREMENTIONED INSTRUMENT CREATING OR
EVIDENCING THE CHARGE WAS REGISTERED PURSUANT TO
CHAPTER 1 PART XII OF THE COMPANIES ACT 1985 ON THE 18
DECEMBER 2008

GIVEN AT COMPANIES HOUSE, CARDIFF THE 19 DECEMBER
2008

A handwritten signature in black ink, appearing to be 'R. J. Jones'.

