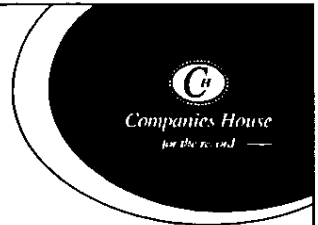


MG01

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 register
particulars of a charge on a
company. To do this, please use
form MG01s



A27
10/04/2013
COMPANIES HOUSE #263

WEDNESDAY

1 Company details

Company number	0	7	8	9	5	1	6	0
Company name in full	Barratts Trading Limited (the "Tenant")							

For official use

1 3

→ **Filing in this form**
Please complete in typescript or in
bold black capitals

All fields are mandatory unless
specified or indicated by *

2 Date of creation of charge

Date of creation	^d 0	^d 3	^m 0	^m 4	^y 2	^y 0	^y 1	^y 3
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3 Description

Please give a description of the instrument (if any) creating or evidencing the charge, e.g. 'Trust Deed', 'Debenture', 'Mortgage', or 'Legal charge'

Description: Rent Deposit Deed (the "Deed")

4 Amount secured

Please give us details of the amount secured by the mortgage or charge

Amount secured: €53,812 50 (comprising a quarter's rent under the terms of the Lease plus VAT) and accrued interest and,

(a) the whole or any part of the Lease Rents (including any VAT chargeable),
(b) any other money, including interest, payable pursuant to the Lease, or
(c) any expense properly incurred by the Landlord or properly due to the Landlord resulting from any failure by the Tenant to observe and perform the tenant's material covenants and obligations and the conditions contained in the Lease or from the determination of the Lease before the end of the Term by forfeiture, the disclaimer of any liquidator of the Tenant, or otherwise than by agreement,

where a formal demand has been made (together "Default")

Continuation page
Please use a continuation page if
you need to enter more details.

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

Name	NTRS Nominees Limited (the "Landlord")
Address	George's Court, 54-62 Townsend Street, Dublin 2
	Republic of Ireland
Postcode	<input type="text"/>
Name	<input type="text"/>
Address	<input type="text"/>
Postcode	<input type="text"/>

Continuation page
Please use a continuation page if you need to enter more details.

6 Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged

Short particulars

The Tenant charged to the Landlord the Initial Deposit and the Deposit Balance as security for any Default such charge to have effect until the Deposit Balance becomes payable to the Tenant in accordance with Clause 6 of the Deed

Definitions

"Initial Deposit" means €53,812 50 (comprising a quarter's rent under the terms of the Lease plus VAT),

"Deposit Balance" means the Initial Deposit plus interest accrued and payments made to it under clause 3 3 of the Deed,

"Lease" means a lease of the Premises of even date with this deed made between (1) the Landlord and (2) the Tenant and includes all or any deeds and documents supplemental to the Lease whether or not expressed to be so,

"Lease Rents" means all the monies required to be paid under clause 4 1 of the Lease,

"Premises" means the Demised Premises referred to in the Lease,

"Term" has the meaning ascribed to it by the Lease, and

"VAT" means Value Added Tax as applied under the Value Added Tax Consolidation Act 2010, as amended, or any similar tax substituted for it

Continuation page
Please use a continuation page if you need to enter more details.

MG01

Particulars of a mortgage or charge

7	Particulars as to commission, allowance or discount (if any) <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">- subscribing or agreeing to subscribe, whether absolutely or conditionally, or- procuring or agreeing to procure subscriptions, whether absolute or conditional, <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	
8	Delivery of instrument <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 870)</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 866) 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>	
9	Signature <p>Please sign the form here</p> <p>Signature</p> <p>X <i>Arthur Cox</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 **Holly Lyons**

Company name **Arthur Cox**

Solicitors

Address **Capital House**

3 Upper Queen Street

Post town **Belfast**

County/Region **Antrim**

Postcode

	B	T	1		6	P	U
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Country **Northern Ireland**

DX **2012 NR BELFAST 2**

Telephone **028 9023 0007**



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 Linenhall, 32-38 Linenhall 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 or email 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



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

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

**COMPANY NO. 7895160
CHARGE NO. 13**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A RENT DEPOSIT DEED DATED 3
APRIL 2013 AND CREATED BY BARRATTS TRADING LIMITED
FOR SECURING €53,812.50 DUE OR TO BECOME DUE FROM THE
COMPANY TO NTRS NOMINEES LIMITED UNDER THE TERMS
OF THE AFOREMENTIONED INSTRUMENT CREATING OR
EVIDENCING THE CHARGE WAS REGISTERED PURSUANT TO
CHAPTER 1 PART 25 OF THE COMPANIES ACT 2006 ON THE 10
APRIL 2013

GIVEN AT COMPANIES HOUSE, CARDIFF THE 16 APRIL 2013

Dd



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES