

MG01

Particulars of a mortgage or charge

300478/13



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 regi-
particulars of a charge for a Scc
company. To do this, please use
form MG01s

TUESDAY



A1AXNXFV
A20 12/06/2012 #2
COMPANIES HOUSE

1 Company details

Company number	0	4	0	1	8	7	5	2
Company name in full	Kobalt Music Group Limited							

15	For official use
<p>→ Filing in this form Please complete in typescript or in bold black capitals</p> <p>All fields are mandatory unless specified or indicated by *</p>	

2 Date of creation of charge

Date of creation	d	0	d	6	m	0	m	6	y	2	y	0	y	1	y	2
------------------	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---

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

4 Amount secured

Please give us details of the amount secured by the mortgage or charge	
Amount secured	The sum of £117,768 being the initial deposit together with any other sums paid into the deposit account pursuant to the Rent Deposit Deed and any interest credited to the deposit account which has not been released to the tenant

<p>Continuation page Please use a continuation page if you need to enter more details</p>
--

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

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

Name Dealfirst Limited

Address 65 New Cavendish Street

London

Postcode W 1 M 7 R D

Name Gemaco International SA

Address Winterbotham Place, Marlborough & Queen Street

PO Box 55 19195 Nassau Bahamas

Postcode

6 Short particulars of all the property mortgaged or charged

Please give the short particulars of the property mortgaged or charged

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

Short particulars

1 The company with full title guarantee charges its equitable interest in the initial deposit in the sum of £117,768 to Dealfirst Limited and Gemaco International SA as security for the observance and performance of the tenant's obligations contained in the Lease dated 6th June 2012 and made between Dealfirst Limited and Gemaco International SA (1) and Kobalt Music Group Limited(2) for premises known as 2nd Floor, 2 Valentine Place London SE1 for a term of years from 6th June 2012 to and including 28th September 2020

2. Any monies withdrawn from the deposit account or otherwise appropriated by Dealfirst Limited and Gemaco International SA in accordance with this Deed shall be freed from the charge and become the absolute property of Dealfirst Limited and Gemaco International SA

3. The deposit shall at all times be and remain in equity the property of the Tenant but subject to the charge.

4 The rent deposit hereby created shall be a continuing security to Dealfirst Limited and Gemaco International SA and shall be in addition to and shall not operate so as in any way to prejudice or affect the obligations of the Company or other rights of Dealfirst Limited and Gemaco International SA.

MG01

Particulars of a mortgage or charge

7 Particulars as to commission, allowance or discount (if any)

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

- subscribing or agreeing to subscribe, whether absolutely or conditionally, or
- procuring or agreeing to procure subscriptions, whether absolute or conditional,

for any debentures included in this return. The rate of interest payable under the terms of the debentures should not be entered

Commission, allowance or discount Nil

8 Delivery of instrument

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).

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).

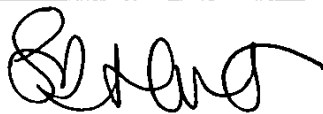
9 Signature

Please sign the form here

Signature

Signature

X



X

This form must be signed by a person with an interest in the registration of the charge

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 Sarah Lewis

Company name Saunders Bearman LLP

Address 60 Welbeck street

Post town London

County/Region

Postcode W 1 G 9 X B

Country

DX DX 83311 West End 2

Telephone 020 7224 2618

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 enquires@companieshouse.gov.uk

This form is available in an alternative format. Please visit the forms page on the website at www.companieshouse.gov.uk



FILE COPY

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

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

**COMPANY NO. 4018752
CHARGE NO. 10**

THE REGISTRAR OF COMPANIES FOR ENGLAND AND WALES
HEREBY CERTIFIES THAT A RENT DEPOSIT DEED DATED 6
JUNE 2012 AND CREATED BY KOBALT MUSIC GROUP LIMITED
FOR SECURING £117,768 AND ALL OTHER MONIES DUE OR TO
BECOME DUE FROM THE COMPANY TO DEALFIRST LIMITED
AND GEMACO INTERNATIONAL SA 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 12
JUNE 2012

GIVEN AT COMPANIES HOUSE, CARDIFF THE 15 JUNE 2012

ap



Companies House
— for the record —



THE OFFICIAL SEAL OF THE
REGISTRAR OF COMPANIES