

Title Number :

This title is dealt with by Land Registry, Durham Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

Neither this extract nor the full copy is an 'Official Copy' of the register. An official copy of the register is admissible in evidence in a court to the same extent as the original. A person is entitled to be indemnified by the registrar if he suffers loss by reason of a mistake in an official copy.

This extract shows information current on 11 JUN 2008 at 23:00:22 and so does not take account of any application made after that time even if pending in the Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	:	
Address of Property	:	
Price Stated	:	Not Available
Registered Owner(s)	:	
Lender(s)	:	None

Title number

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 11 JUN 2008 at 23:00:22. This copy does not take account of any application made after that time even if still pending in the Land Registry when this copy was issued.

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A: Property Register

This register describes the land and estate comprised in the title.

STOCKTON-ON-TEES

- 1 (18.10.1995) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being

NOTE: As to the part tinted blue on the filed plan only the
is included in the title.

- 2 (18.10.1995) The land has the benefit of the rights reserved by but is subject to the rights granted by a Transfer of dated 2 February 1989 made between (1) and (2)

NOTE: Copy in Certificate. Copy filed.

B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Title absolute

- 1 (09.03.1998) Proprietor: of

C: Charges Register

This register contains any charges and other matters that affect the land.

- 1 (18.10.1995) A Conveyance of the land in this title and other land dated 23 May 1936 made between (1) (Vendor) and (2) (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.

- 2 (18.10.1995) A Conveyance of the land in this title and other land dated 12 June 1939 made between (1) (2) (Vendors) and (3) (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.

- 3 (09.04.1998) Lease dated 12 December 1997 to for 999 years from 30 September 1997.

NOTE 1: Lessee's title registered under

NOTE 2: The lease contains provisions for the purchase of the freehold reversion in the circumstances therein mentioned.

- 4 (09.03.1998) The land is subject for a term of 999 years from 30 September 1997 to the easements granted by a Lease of the First Floor Flat, dated 30 September 1997 made between (1) and (2)

Title number

Schedule of restrictive covenants

- 1 The following are details of the covenants contained in the Conveyance dated 23 May 1936 referred to in the Charges Register:-

THE Purchaser for himself and so as to bind so far as might be the owner or owners for the time being of the property thereby conveyed covenanted with the Vendor that the houses to be erected on the land should be used as private dwellinghouses and no trade or business should be carried thereon or on any buildings to be erected thereon which was or which the Vendor considered likely to become a nuisance to him or to the other adjoining owners or occupiers in the vicinity.

- 2 The following are details of the covenants contained in the Conveyance dated 12 June 1939 referred to in the Charges Register:-

AND the Purchaser for himself and his successors in title thereby covenanted with the Vendor and the persons deriving title under them that he the Purchaser would observe and perform the restrictive covenant contained in the said Conveyance of the twenty third May One thousand nine hundred and thirty six so far as the same affected the said two pieces of land and premises thereby conveyed and was still subsisting and capable of taking effect and would indemnify and keep indemnified the Vendor and their Successors in title from and against all actions costs expenses claims and demands in respect of any future breach thereof so far as aforesaid AND THE PURCHASER for himself and the persons deriving title under him thereby covenanted with the Vendors and so that the covenant should run with the land that he the Purchasers would at all times hereafter observe and perform all and every the restrictions buildings conditions and stipulations set out in the First Schedule thereto so far as the same related to the piece of land thereby conveyed and had not already been performed.

THE FIRST SCHEDULE above referred to

1. The Purchaser should erect and maintain upon each of the said sites a dwellinghouse in flats with boundary walls or fences in accordance with a specification plan elevation and other details of the Vendors said Wolviston Estate and in accordance with the plans submitted to and approved of by the Vendors or their Architects for the time being and in conformity with the particulars therein after mentioned and no deviation should be made therefrom either as to projection into gardens or otherwise without the written consent of the Vendor or their Architects. Any alteration addition or amendments made in the specification plan elevation or otherwise by the Vendors or their Architects should be strictly carried out by the Purchaser. No building alterations or additions should be commenced until the said specification plan and elevation thereof had received the written approval of the Vendors or their Architects.

2. Except with the previously obtained consent in writing of the Vendors no part of the purchased land or any building erected or to be erected thereon should be used (either in whole or in part) for any trade business or manufacture whatsoever or as a public house or beer house or club or for the building of any public or political meeting or as a place of public entertainment or recreation or for the sale or disposal in any manner of ale beer wine spirituous or intoxicating liquors or otherwise than as a self contained private dwellinghouse and a garage (if any) garden or yard for use in connection therewith and in particular no motor garage shall be used or occupied otherwise than as a private garage in connection with the said dwellinghouse.

3. No act or thing which in the opinion of the Vendors is or may be or may give rise to a public or private nuisance shall ever be done or suffered upon any part of the purchased land or in any buildings or erection at any time thereon.

4. In case of a breach of the whole or any part of the stipulations contained in this Schedule the Vendors or their Successors in title should be entitled to recover and receive from the Purchaser or his successors in title as and for liquidated damages in respect of each site the sum of £50 for each month or part of a month during which such stipulations or any part thereof should be broken or infringed but without prejudice nevertheless to the right of the Vendors to apply for and obtain an injunction restraining such violation.

Title number

Schedule of restrictive covenants continued

5. The Vendors should be at liberty to vary these stipulations so far as regards any other portion of their said estate and to vary the method of laying out the ground as shown on the Estate plan at any time or from time to time or to release any covenant entered into by any Purchaser of a site or sites without the consent of any Purchaser and without releasing any of the obligations of any Purchaser.

PROVIDED ALWAYS that the Purchaser and his successors in title shall not be entitled to any right of access of light or air to any buildings erected or to be erected on the land thereby conveyed which would restrict or interfere with the free user of any other part of the said estate for building or any other purpose.

PROVIDED ALSO that the restrictive covenants rights reservations provisions and stipulations contained in the first schedule thereto should not nor should any of them be deemed to affect any remaining portion of the said estate (whether already agreed to be sold demised or otherwise disposed of or not) and accordingly the Vendors and the persons deriving title under them may use dispose of or otherwise deal with the remainder of the said estate or any part thereof (whether already agreed to be sold demised or otherwise disposed of or not) either subject to restrictive covenants rights reservations provisions and stipulations corresponding with or different from those mentioned in the first schedule thereto or without any of such restrictive covenants rights reservations provisions or stipulations.

NOTE: The Conveyance dated 23 May 1936 referred to above is that referred to in the Charges Register.

End of register

H.M. LAND REGISTRY

TITLE NUMBER ©

ORDNANCE SURVEY
PLAN REFERENCE

COUNTY SHEET
CLEVELAND

NATIONAL GRID SECTION
NZ 4524 C

Scale: 1/1250

STOCKTON-ON-TEES DISTRICT

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