



Official copy of register of title

Title number WT92065

Edition date 02.08.2004

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- This title is dealt with by Land Registry Weymouth Office.

A: Property register

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

SWINDON

- 1 (06.04.1990) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Savernake Court, Savernake Street, Swindon, (SN1 3LZ).
- 2 (06.04.1990) A Conveyance of the land edged yellow on the filed plan dated 9 August 1961 made between (1) Eric Charles Jack Lane and Winifred Lane (Vendors) (2) Barclays Bank Limited (Bank) and (3) Radio Services Dorset Limited (Company) contains the following provision:-

"THE Company and its successors in title shall not by virtue of this Deed acquire any right of light or air or other easement over the property of the Vendors lying to the East of the property hereby conveyed which might prejudice the free use and enjoyment thereof for building or any other purpose and the Vendors hereby negative the grant of any such right."
- 3 (27.07.2004) A new title plan based on the latest revision of the Ordnance Survey Map has been prepared.

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 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 2 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.

B: Proprietorship register continued

- 3 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 4 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 5 (07.03.2005) PROPRIETOR: SAVERNAKE COURT MANAGEMENT COMPANY LIMITED (Co. Regn. No. 5144013) care of Barry Mercer (Managing Agent), Lettings Plus, 36 River Park, Marlborough, Wiltshire SN8 1NH.
- 6 (07.03.2005) The Transfer to the proprietor contains a covenant to observe and perform the covenants by the landlord contained in the leases referred to in the Shedule of Notices of Leases and of indemnity in respect thereof.

C: Charges register

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

- 1 (06.04.1990) A Conveyance of the land tinted blue on the filed plan dated 4 March 1955 made between (1) James Graham Arkell and Sir Thomas Noel Arkell D.L. (Vendors) and (2) Eric Charles Jack Lane and Winifred Lane (Purchasers) contains the following covenants:-

"The Purchasers hereby jointly and severally covenant with the Vendors for the benefit of the Duke of Wellington Inn and to the intent that the same shall so far as the law permits run with the land and bind all future owners thereof that they the Purchasers and their respective successors in title will henceforth erect and forever thereafter maintain at their own expense a good strong and unclimbable fence on the east side of the property hereby conveyed and marked with a "T" turned inwards on the said plan and will not erect build or open on any part of the land hereby conveyed any hotel tavern inn public house beerhouse refreshment house club or house for selling or retailing beer or other malt or fermented liquors wines or spirits whether for consumption on or off the premises."

NOTE: The T mark referred to is now internal.

- 2 (06.04.1990) A Conveyance of the land tinted pink on the filed plan dated 22 August 1963 made between (1) James Graham Arkell and Sir Thomas Noel Arkell (Vendors) and (2) Robshaw Brothers (Wessex) Limited (Purchaser) contains the following covenants:-

"The Purchaser hereby covenants with the Vendor for the benefit of the Vendors Duke of Wellington Inn and their other properties in Swindon to the intent that the same shall run with the property hereby conveyed and bind all future owners thereof that the Purchaser and all persons deriving title under it will not ever erect build or open on any part of the property hereby conveyed any tavern hotel inn public house beer house refreshment house club or house for selling or retailing beer or other malt or fermented liquors wines or spirits whether for consumption on or off the premises.

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3. The Purchaser hereby further covenants with the Vendors that it will forthwith erect a brick or concrete block wall not less than five feet high at the rear of the land retained by the Vendors between the points marked 'A' and 'C' on the plan attached hereto which wall shall belong to the Vendors."

NOTE: The points marked A and C referred to affect the eastern boundary of the land tinted pink on the filed plan.

C: Charges register continued

- 3 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 4 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 5 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 6 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 7 (20.08.2002) ENTRY CANCELLED ON 7 March 2005.
- 8 (27.07.2004) The parts of the land affected thereby are subject to the leases set out in the schedule of leases hereto.
The leases grant and reserve easements as therein mentioned.
- 9 (27.07.2004) ENTRY CANCELLED ON 7 March 2005.
- 10 (27.07.2004) ENTRY CANCELLED ON 7 March 2005.
- 11 (27.10.2004) ENTRY CANCELLED ON 7 March 2005.
- 12 (01.04.2010) ENTRY CANCELLED on 20 April 2010.
- 13 (01.04.2010) ENTRY CANCELLED on 20 April 2010.

Schedule of notices of leases

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
1	27.07.2004 2 (part of): 1 (part of)	Flat 6, Savernake Court (First Floor): Parking Space (Ground Floor)	02.07.2004 999 years from 2.7.2004	WT231739
2	02.08.2004 2 (Part of): 4	Flat 2, Savernake Court (First Floor): Parking Space	11.06.2004 999 years from 1.1.2004	WT231919
3	02.08.2004 2 (Part of): 1 (Part of)	Flat 11, Savernake Court (Second Floor): Parking Space (Ground Floor)	21.06.2004 999 years from 1.1.2004	WT231920
4	11.10.2004 3 (part of) : 1 (part of)	Flat 8, Savernake Court (Second Floor) : Parking Space (Ground Floor)	03.09.2004 999 years from 1.1.2004	WT233644
5	13.10.2004 1 (Part of): 3 (Part of)	flat 4 Savernake Court (First Floor) : Parking Space (Ground Floor)	10.09.2004 999 years from 1.1.2004	WT233719
6	21.10.2004 1 (Part of) : 3 (Part of)	Flat 5 Savernake Court (First Floor) : Parking Space (Ground Floor)	18.08.2004 999 years from 1.1.2004	WT233940
7	21.10.2004 2 (Part of): 1 (Part of)	Flat 7, Savernake Court (Second Floor): Parking Space (Ground Floor)	22.09.2004 999 years from 1.1.2004	WT233943
8	27.10.2004 1 (Part of)	Flat 9 Savernake Court (Second Floor) and Parking Space (Ground Floor)	24.09.2004 999 years from 1.1.2004	WT234085

Schedule of notices of leases continued

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
9	17.11.2004 1 (Part of)	Flat 10 Savernake Court (Second Floor) and Parking Space (Ground Floor)	24.09.2004 999 years from 1.1.2004	WT234758
10	22.03.2005 2 (part of): 5 (part of)	Flat 1 Savernake Court (ground floor flat): and parking space	15.12.2004 999 years from 1.1.2004	WT237739
11	08.08.2006 2 (part of): 1(part of)	Flat 11 Savernake Court (second floor): and parking space (ground floor)	21.06.2004 999 years from 1.1.2004	WT251451
12	15.04.2010 3 (Part of)	3 Savernake Court (First Floor Flat) and Parking Space (Ground Floor)	31.08.2004 999 years from 1.1.2004	WT286677

End of register