

Title Number : BK64953

This title is dealt with by HM Land Registry, Gloucester 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.

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This extract shows information current on 26 NOV 2018 at 16:06:34 and so does not take account of any application made after that time even if pending in HM Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: BK64953
Address of Property	: Alfred House, 78, 78A, 78B, 78C, 78D, 78E Oxford Road and 1, 3 and 3A Alfred Street, Reading
Price Stated	: Not Available
Registered Owner(s)	: TRENTON LIMITED (Co. Regn. No. 2884218) of 54 Norcot Road, Tilehurst, Reading, Berks RG30 6BU.
Lender(s)	: NATIONAL WESTMINSTER BANK PLC

Title number BK64953

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 26 NOV 2018 at 16:06:34. This copy does not take account of any application made after that time even if still pending in HM 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.

READING

- 1 (03.04.1967) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Alfred House, 78, 78A, 78B, 78C, 78D, 78E Oxford Road and 1, 3 and 3A Alfred Street, Reading.
- 2 The land edged and numbered in green on the filed plan has been removed from this title and registered under the title number or numbers shown in green on the said plan.

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 (21.07.1994) PROPRIETOR: TRENTON LIMITED (Co. Regn. No. 2884218) of 54 Norcot Road, Tilehurst, Reading, Berks RG30 6BU.

C: Charges Register

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

- 1 A Conveyance of the land tinted pink on the filed plan and other land dated 25 September 1918 made between (1) Edward Francis Saunders (Vendor) (2) Addison James Bromham and Arthur John Law and (3) Martha Adelaide Dunlop, Harry George Lear and Fred Herbert Tuxworth (Purchasers) contains the following covenants:-

"The Purchasers do hereby covenant with the Vendor that they the Purchasers will not use let or sell for the purpose of the erection of a Theatre or music hall any part of the premises hereby conveyed so long as a Theatre or Music Hall is being carried on upon the hereditaments in Cheapside Reading comprised in an Agreement dated the thirteenth day of June one thousand nine hundred and six and made between the Vendor of the one part and George Howard Watson John Herbert Fay and Walter Tom Simmons of the other part."
- 2 The land tinted pink on the filed plan is subject to the following rights subject to which it is conveyed by the Conveyance dated 25 September 1918 referred to above:-

"Subject to the right of the Vendor and the persons entitled in remainder expectant on his decease under the Settlement and other the owner or owners for the time being of the adjoining premises known as Numbers 80 and 82 Oxford Road to the use as heretofore of the sewer passing under the hereditaments hereby conveyed and thence into the Public sewer under Alfred Street aforesaid as indicated by a dotted Red line on the aforesaid plan."

C: Charges Register continued

NOTE: The dotted red line referred to is shown by a blue broken line on the filed plan.

- 3 (16.09.1998) 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.
- 4 (13.12.2000) REGISTERED CHARGE dated 13 November 2000 to secure the moneys including the further advances therein mentioned.
- 5 (13.12.2000) Proprietor: NATIONAL WESTMINSTER BANK PLC (Co. Regn. No. 929027) of Sheffield Securities Centre, P.O. Box 502, 2nd & 3rd Floors, 42 High Street, Sheffield S1 2YW.

Schedule of notices of leases

- | | | | | |
|---|---|--|--|----------|
| 1 | 16.09.1998
edged and
numbered 1 in
yellow (part
of) | 78D Oxford Road (Second
floor flat) | 31.07.1997
99 years from
25 March 1997 | BK351660 |
|---|---|--|--|----------|

End of register

H. M. LAND REGISTRY

NATIONAL GRID PLAN

SU 7073

SECTION K

BERKSHIRE

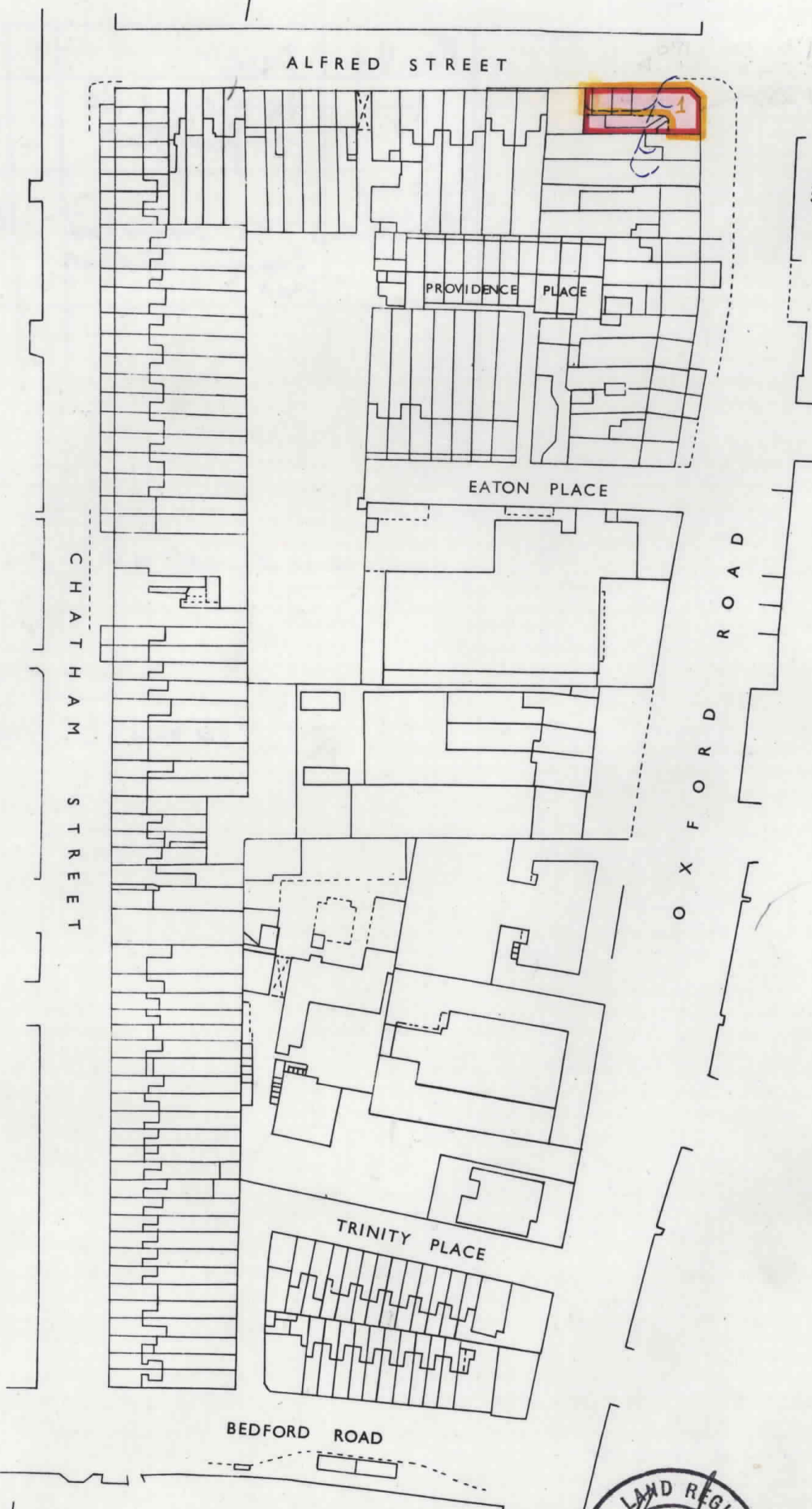
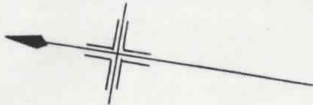
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PLAN IN 2 PARTS A&B
PART A

READING COUNTY BOROUGH

SU 7173 NW
SU 7073 NE

SU 7173 SW
SU 7073 SE



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Filed Plan of Title No. **BK 64953**

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H. M. LAND REGISTRY

NATIONAL GRID PLAN

SU 7173

SECTION

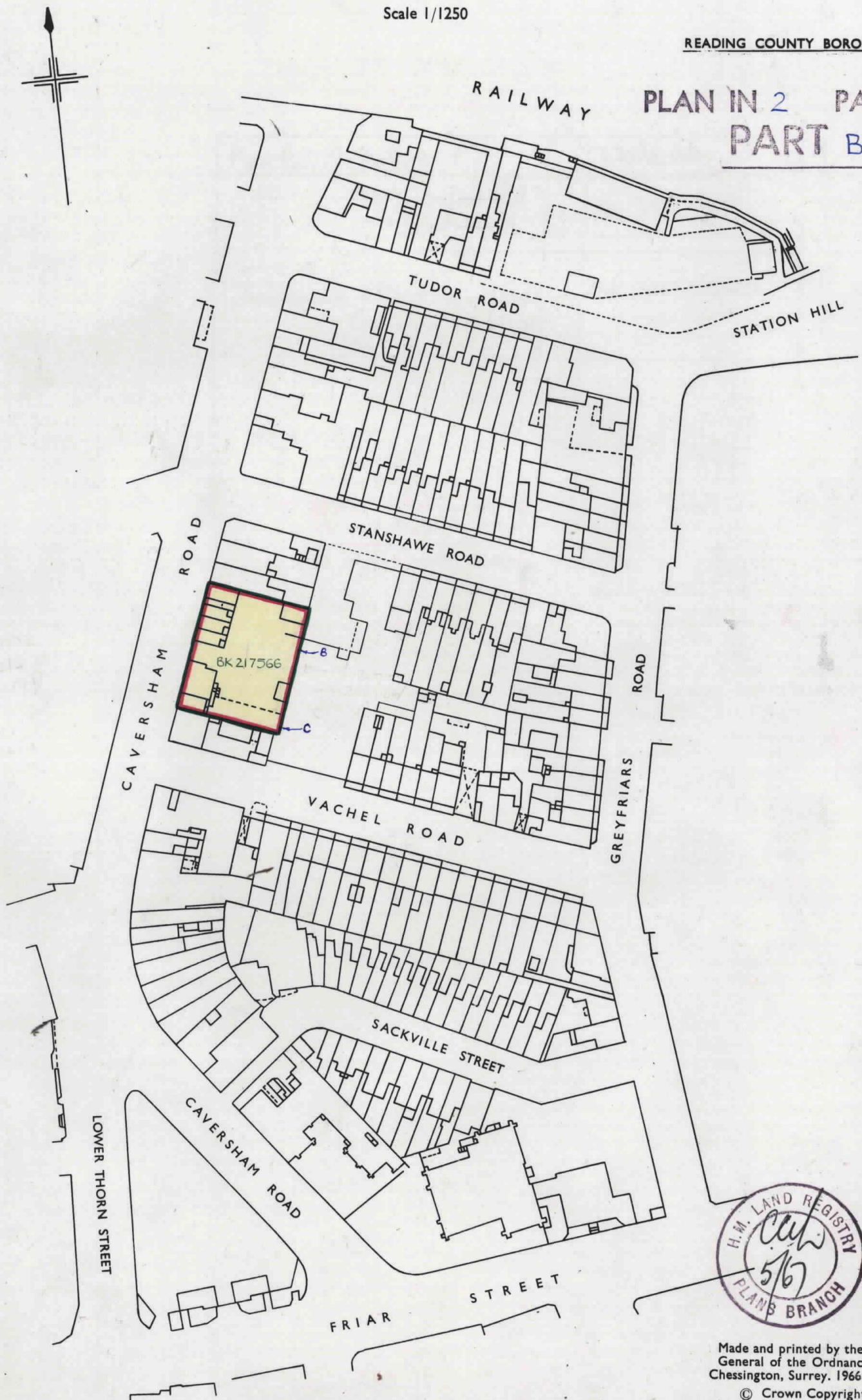
B

BERKSHIRE

Scale 1/1250

READING COUNTY BOROUGH

PLAN IN 2 PARTS A & B
PART B



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