



Title register for:

14 Upperton Road, Sidcup, DA14 6AT (Freehold)

Title number: K220634

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Register summary

Title number	K220634
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Registered owners

14 Upperton Road, Sidcup, Kent DA14 6AT

Last sold for	No price recorded
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A: Property Register

This register describes the land and estates comprised in this title.

Entry number	Entry date
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1	1964-07-20	BEXLEY
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The Freehold land shown edged with red on the plan of the above Title filed at the Registry and

being 14 Upperton Road, Sidcup (DA14 6AT).

2 The land has the benefit of rights of way over Carlton Road.

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B: Proprietorship Register

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

Class of Title: Title absolute

Entry number	Entry date
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1 1980-04-15 PROPRIETOR: of 14
Upperton Road, Sidcup, Kent DA14 6AT.

C: Charges Register

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

Class of Title: Title absolute

Entry number	Entry date
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1 A Conveyance of the land in this title and other land dated 25 June 1929 made between (1) John Bartlett (Vendor) and (2) Joseph Gill (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.

2 The following are details of the covenants contained in the Conveyance dated 25 June 1929 referred to in the Charges Register:-

COVENANT by Purchaser his heirs and assigns to
at all times thereafter observe and perform the said
stipulations set forth in the Schedule thereto.

THE SCHEDULE above referred to

1. FENCES. The Purchaser shall within twelve months after erection and completion of any house erect and afterwards maintain close boarded boundary fences or brick walls to every house erected on the land. All fences or walls next to any road and at the sides of the house in front of the building line shall not be less than 3 feet or exceed 4 feet in height and the fences shall be of oak or Jarrah wood or the walls of brick. All fences or walls on the sides running back from the building line and at the rear except where the rear abuts on Frognaal shall not be less than 5 feet 6 inches or exceed 6 feet in height and shall be of oak or Jarrah wood posts with rails and board and pales or the walls of brick the height of fences shall be measured from the ground level. Where the land abuts at the rear on Frognaal the height at rear shall not exceed 3 feet.

2. BUILDING LINES. The line of frontage of building as to the main building shall be in accordance with the requirements of the Local Authority and no erection whatsoever shall be erected in front of the building except porticoes or bay windows not projecting more than 4 feet in front of the building line.

3. VALUE OF BUILDINGS. Only detached private dwellinghouse to be used as such shall be erected on the said land and no such house shall be of less value than £1100 the value to be the amount of the nett first cost in materials and labour of construction only of the buildings estimated at the lowest current prices and such price shall not include the cost of a garage.

4. TRADES ETC. PROHIBITED. No buildings erected on the said land or any part thereof shall be used as a hospital asylum manufactory shop

workshop warehouse factory or laundry or for any offensive noisy or dangerous or pursuit or for any purpose which shall be a nuisance or annoyance to the Vendor or the Owners or Occupiers of adjacent property and no trade business or manufacture shall be carried on upon nor any machinery be fixed or placed on the said land or any part thereof No hut shed tent caravan house on wheels or other chattel adapted or intended for use as a dwelling or for sleeping shall be erected made placed used or be allowed to remain on the said land and the Vendors or the owner or owners of any adjacent premises may remove and dispose of any such erection or other thing and for that purpose may break fences and forcibly enter any land upon which a breach of the stipulations shall occur and shall not be responsible for the safe keeping of anything so removed or for the loss thereof or any damage thereto but this restriction shall not operate to prevent any recognised respectable profession such as Solicitor Medical Man Dentist Architect Surveyor or Accountant being carried on in or upon any private dwellinghouse erected on the said land provided the same shall be properly carried on and so as not to be a nuisance or annoyance to the Vendor or to adjacent owners or tenants. The Purchaser shall not excavate any gravel or soil except for the purpose only of necessary excavation for building on the said land or laying out the paths thereon. No such gravel or soil shall be sold by the Purchaser.

5. ROADS. The Vendors has sewered and made up and metalled the roads and footpaths shewn and coloured brown on the said plan in accordance with the method generally termed Builder's road, and agrees to complete the contract with the Contractors Messrs. Woodham Ltd. The Purchaser shall at all times hereafter keep in good repair the said roads to the extent of his frontage and the footpaths until taken over by the Local Authority

and shall pay his proportion of all expenses incurred in putting the said roads and footpaths into repair in accordance with the requirements of the Local Authority.