



DAVISON'S SOLICITORS  
SYCAMORE HOUSE  
54 CALTHORPE ROAD  
EDGBASTON  
BIRMINGHAM  
B15 1TH

Date  
07 December 2023

Your Ref  
LEE8938/0001

Our Ref  
RCS/BK521629

HM Land Registry  
Gloucester Office  
PO Box 75  
Gloucester  
GL14 9BD

DX 321601  
Gloucester 33

Tel 0300 006 1111

[www.gov.uk/land-registry](http://www.gov.uk/land-registry)

## Completion of registration

Title number **BK521629**  
Property **6 Ayres Grove, Wokingham (RG40 5BJ)**  
Registered proprietor **[REDACTED]**

Your application lodged on 17 May 2022 has been completed. An official copy of the register is enclosed together with an official copy of the title plan.

The official copy shows the entries in the individual register of title as at the date and time stated on it. You do not need to reply unless you think a mistake has been made in completing your application.

An owner's property is probably their most valuable asset so it's important to protect it from the risk of fraud. Please read our property fraud advice at [www.gov.uk/protect-land-property-from-fraud](http://www.gov.uk/protect-land-property-from-fraud)

### Important information about the address for service

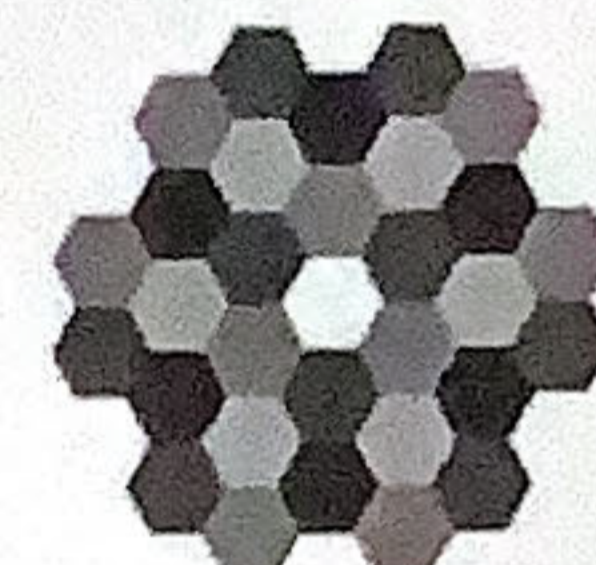
If we need to write to an owner, a mortgage lender or other party who has an interest noted in the register, we will write to them at their address shown in the register. We will also use this address if we need to issue any formal notice to an owner or other party as a result of an application being made. Notices are often sent as a safeguard against fraud so it is important that this address is correct and up-to-date. If it is not, the property owner or other party may not receive our letter or notice and could suffer a loss as a result.

Up to three addresses for service can be entered in the register. At least one of these must be a postal address, but this does not have to be in the United Kingdom; the other two may be a DX address, a UK or overseas postal address or an email address.

Please let us know at once of any changes to an address for service.

For information on how a property owner can apply to change their contact details or add an address, please see [www.gov.uk/government/publications/updating-registered-owners-contact-address](http://www.gov.uk/government/publications/updating-registered-owners-contact-address) on GOV.UK (or search for "COG1") or contact HM Land Registry Customer Support (0300 006 0411) (0300 006 0422 for Welsh speakers service) from Monday to Friday between 8am and 5pm.

If you require this correspondence in an alternative format, please let us know.



**Official copy  
of register of  
title**

Title number BK521629

Edition date 17.05.2022

- This official copy shows the entries on the register of title on 07 Dec 2023 at 09:15:16.
- This date must be quoted as the "search from date" in any official search application based on this copy.
- The date at the beginning of an entry is the date on which the entry was made in the register.
- Issued on 07 Dec 2023.
- Under s.67 of the Land Registration Act 2002, this copy is admissible in evidence to the same extent as the original.
- This title is dealt with by HM Land Registry Gloucester Office.

**A: Property Register**

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

WOKINGHAM

- 1 (22.10.2014) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being 6 Ayres Grove, Wokingham (RG40 5BJ).
- 2 (17.05.2022) The land has the benefit of any legal easements granted by the Transfer dated 28 April 2022 referred to in the Charges Register but is subject to any rights that are reserved by the said deed and affect the registered land.
- 3 (17.05.2022) The Transfer dated 28 April 2022 referred to in the Charges Register contains provisions as to light or air and boundary structures.

**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 (17.05.2022) PROPRIETOR: [REDACTED] of 6 Ayres Grove, Wokingham RG40 5BJ.
- 2 (17.05.2022) The price stated to have been paid on 28 April 2022 was £530,000.
- 3 (17.05.2022) RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate, or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction, is to be registered without a certificate signed by Mulberry View (Wokingham) Management Company Limited (Co. Regn. No. 11043034) of Crest House, Pyncroft Road, Chertsey, Surrey KT16 9GN or their conveyancer that the provisions of paragraphs 14 and 14.1 of Part A of the Fourth Schedule of the Transfer dated 28 April 2022 referred to in the charges register have been complied with or that they do not apply to the disposition.

Title number BK521629

## C: Charges Register

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

- 1 (17.05.2022) A Transfer of the land in this title dated 28 April 2022 made between (1) Crest Nicholson Operations Limited and (2) [REDACTED] contains a grant of rentcharges as therein mentioned.

The said Deed also contains covenants.

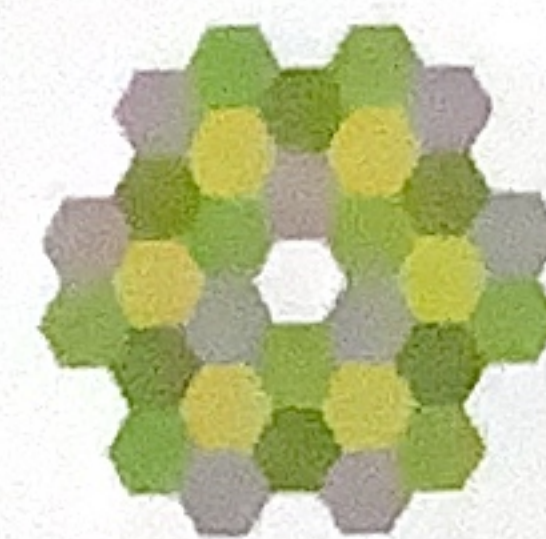
*NOTE: Copy filed.*

- 2 (17.05.2022) The Transfer dated 28 April 2022 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
- 3 (17.05.2022) The Transfer dated 28 April 2022 referred to above contains a provision as to the grant of rights in the events therein mentioned.

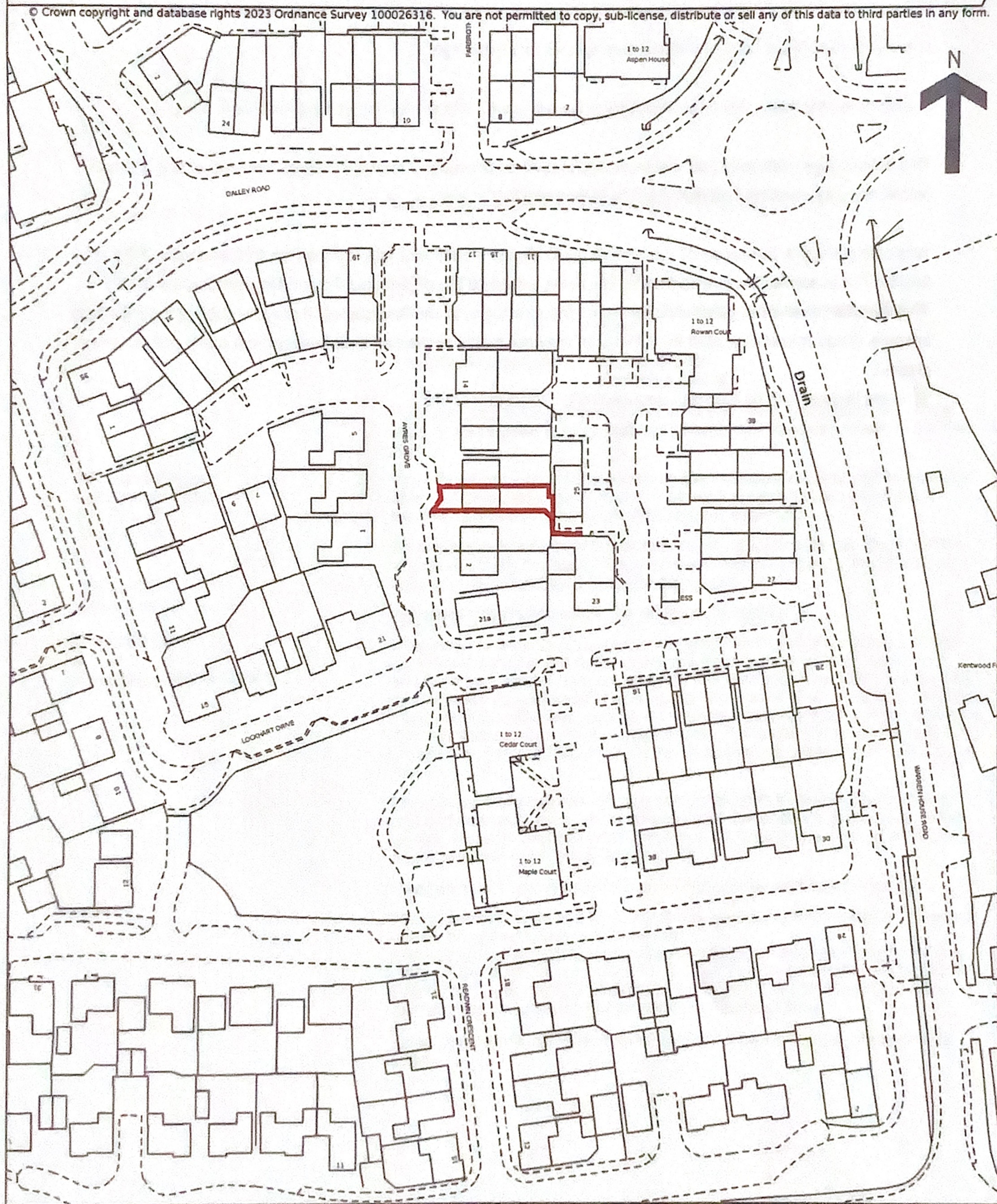
End of register

# HM Land Registry Official copy of title plan

Title number **BK521629**  
Ordnance Survey map reference **SU8169NE**  
Scale **1:1250 enlarged from 1:2500**  
Administrative area **Wokingham**



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**These are the notes referred to on the following official copy**

The electronic official copy of the title plan follows this message.

Please note that this is the only official copy we will issue. We will not issue a paper official copy.

This official copy was delivered electronically and when printed will not be to scale. You can obtain a paper official copy by ordering one from HM Land Registry.

This official copy is issued on 07 December 2023 shows the state of this title plan on 07 December 2023 at 09:15:17. It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002). This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground.

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