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Official copy of register of title

Title number BK87334

Edition date 06.09.2021

- This official copy shows the entries on the register of title on 23 MAR 2026 at 15:29:13.
- 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 23 Mar 2026.
- 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 (16.06.1966) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 3 Clare Avenue, Wokingham (RG40 1EB).
- 2 The land has the benefit of the rights granted by but is subject to the rights reserved by the Transfer dated 6 August 1969 referred to in the Charges Register.
- 3 The Transfer dated 6 August 1969 referred to above 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 (06.09.2021) [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
- 2 (03.07.1996) RESTRICTION: No disposition by a sole proprietor of the land (not being a trust corporation) under which capital money arises is to be registered except under an order of the registrar or of the Court.
- 3 (06.09.2021) A Transfer to a former proprietor contains a covenant to observe and perform the covenants referred to in the Charges Register and of indemnity in respect thereof.

C: Charges Register

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

- 1 A Conveyance dated 22 November 1888 made between (1) The Ecclesiastical Commissioners for England and (2) Alfred James Nicholson contains restrictive covenants but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
- 2 A Conveyance of the land in this title and other land dated 21 June 1946 made between (1) Agnes Gwen Moseley (Vendor) acting by Frank Hugh Preece (Receiver) and (2) Douglas Parker Wheeldon (Purchaser) contains covenants.

By an Order under Section 84 of the Law of Property Act 1925 dated 12 July 1963 the said covenants were modified in respect of the land in this title and other land.

Details of the covenants and a copy of the terms of the modification are set out in the schedule of restrictive covenants hereto.

- 3 The Parts of the land affected thereby are subject to the following rights reserved by a Conveyance of the land in this title and other land dated 8 May 1950 made between (1) Douglas Parker Wheeldon (Vendor) and (2) James Duncan Hamilton (Purchaser):-

The Vendor reserved unto himself his successors in title owners and occupiers for the time being of the lands edged violet on the said plan marked "A" the free and uninterrupted passage and running of water and soil from and to the buildings existing or thereafter to be erected on the said land edged violet through the sewers drains and watercourses which were or might thereafter be in or under the land thereby conveyed with power for him or them at any time or times thereafter to enter upon the premises thereby conveyed for the purpose of connecting up sewers and drains with the existing sewers and drains and of repairing and cleansing the same doing as little damage as possible to the property entered upon and restoring the surface of the soil without unnecessary delay at his or their own cost.

NOTE: The land edged violet referred to comprises land known as Clare Cottage and an area of land adjoining the eastern side of Glebelands Road and the northern side of Rectory Road and lying to the south east of the properties known as 1, 3, 5 and 7 Clare Gardens.

- 4 A Transfer of the land in this title dated 6 August 1969 made between (1) Wimborne Estates Limited and (2) Brian Pover contains restrictive covenants.

NOTE: Original filed.

Schedule of restrictive covenants

- 1 The following are details of the covenants contained in the Conveyance dated 21 June 1946 referred to in the Charges Register:-

COVENANT by Purchaser with Vendor and her successors in title (to the intent that this covenant should be binding on the premises thereinbefore conveyed into whosoever hands the same might come and so that it should enure for the benefit of the Vendor and all persons from time to time entitled to the land of the Vendor adjoining the said premises thereby conveyed that the said premises should be subject to the stipulations contained in the Second Schedule thereto.

THE SECOND SCHEDULE above referred to

(a) The Purchaser shall not at any time carry on or permit to be carried on on the property thereby conveyed or any part thereof any trade or business whatsoever but shall use the same as a private dwellinghouse only Provided that this covenant shall not debar the Purchaser and his successors in title from using such part of the land as is not laid out as a garden from letting or using it for grazing or for any other agricultural horticultural or similar purposes

(b) No buildings or erections other than detached dwellinghouses with

Schedule of restrictive covenants continued

usual offices garage and outbuildings shall be erected on the property such dwellinghouses to be used as private dwellinghouses only and not for any other purpose and the net cost of any such dwellinghouse exclusive of any outbuilding shall not be less than £1500

(c) Not more than one dwellinghouse (with the usual offices and outbuildings to the acre) should be erected on the said property.

2 The following are details of the terms of the modification contained in the Order dated 12 July 1963 referred to in the Charges Register.

"The restriction in a Conveyance made the 21st day of June 1946 between Agnes Gwen Moseley acting by Frank Hugh Preece of the one part and Douglas Parker Wheeldon of the other part

BE AND THE SAME IS HEREBY MODIFIED to permit the erection of fourteen dwellinghouses with garages for use in connection therewith upon the said land."

End of register