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Official copy of register of title

Title number BK81118

Edition date 09.11.2021

- This official copy shows the entries on the register of title on 06 MAR 2025 at 09:46:48.
- 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 06 Mar 2025.
- 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. Except as mentioned below, the title includes any legal easements granted by the registered lease but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

WOKINGHAM

- 1 (26.11.1968) The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being 24 Ellison Way, Wokingham (RG40 2AB).

NOTE: As to the part tinted blue on the filed plan only the Upper Maisonette is included in the title.

- 2 (26.11.1968) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:

Date : 27 September 1968
 Term : from 27 September 1968 to 25 December 2964
 Rent : £13 and maintenance rent
 Parties : (1) Cityfield Properties Limited
 (2) The Ellison Way Management Company Limited
 (3) Stuart Alan Hidden

- 3 There are excepted from the effect of registration all estates, rights, interests, powers and remedies arising upon, or by reason of, any dealing made in breach of the prohibition or restriction against dealings therewith inter vivos contained in the lease.

- 4 The landlord's title is registered.

- 5 (27.04.1992) By a Deed dated 8 April 1992 made between (1) Ault Investments Limited (Lessor) and (2) Valerie Odette Coleman (Lessee) the terms of the registered lease were expressed to be varied.

NOTE: Copy Deed filed.

- 6 Unless otherwise mentioned the title includes any legal easements granted by the registered lease(s) but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

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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.

Title absolute

- 1 (17.12.2010) PROPRIETOR: SATOMI NAKAGAKI of Hillcrest, Heads Hill, Thatcham RG19 8EW.
- 2 (12.11.2007) The price stated to have been paid on 30 October 2007 was £180,600.
- 3 (17.12.2010) The covenant implied under section 4(1)(b) of the Law of Property (Miscellaneous Provisions) Act 1994 in the disposition to the proprietor is modified.
- 4 (09.11.2021) The proprietor's address for service has been changed.

End of register