

Title register for:

89 Raeburn Road, Sidcup, DA15 8RE (Freehold)

K15708

Accessed on 21 January 2026 at 11:52:49

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Register summary

Title number K15708

Registered owners

89 Raeburn Road, Sidcup, Kent DA15 8RE

89 Raeburn Road, Sidcup, Kent DA15 8RE

Last sold for £139,995 on 25 May 2001

A: Property Register

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

Entry number Entry date

The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 89 Raeburn Road, Sidcup (DA15 8RE).

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The Transfer dated 8 October 1936 referred to in the Charges Register contains the following provision:-

"IT IS HEREBY AGREED AND DECLARED that the Transferee shall not be entitled to any right of light or air which would restrict or interfere with the free use and enjoyment of the neighbouring land of the Transferor for building or other purposes."

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

1	2002-02-27	PROPRIETOR: and of 89 Raeburn Road, Sidcup, Kent DA15 8RE.
2	2002-02-27	The price stated to have been paid on 25 May 2001 was £139,995.
3	2004-08-05	RESTRICTION: No disposition of the registered estate by the proprietor of the registered estate is to be registered without a written consent signed by the proprietor for the time being of the Charge dated 26 July 2004 in favour of Barclays Bank UK PLC referred to in the Charges Register.

C: Charges Register

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

Class of Title: Title absolute

Entry number **Entry date**

1		A Conveyance of the land tinted pink on the filed plan and other land dated 10 February 1928 made between (1) Allen Ansell and (2) Margaret Bick contains covenants details of which are set out in the schedule of restrictive covenants hereto.
2		A Conveyance of the land tinted blue on the filed plan and other land dated 12 December 1935 made between (1) John William Ansell & Sydney Hunt (Vendors) and (2) William Henry Smith (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.
3		A Transfer of the land in this title dated 8 October 1936 made between (1) Ronald Cyril Hammett (Transferor) and (2) Ernest Frederick Meinert (Transferee) contains covenants details of which are set out in the schedule of restrictive covenants hereto.
4	2004-08-05	REGISTERED CHARGE dated 26 July 2004.
5	2018-04-06	Proprietor: BARCLAYS BANK UK PLC (Co. Regn. No. 9740322) of Meridian House, Anchor Boulevard, Crossways Business Park, Dartford DA2 6QU, trading as The Woolwich.
6	2004-08-05	The proprietor of the Charge dated 26 July 2004 referred to above is under an obligation to make further advances. These advances will have priority to the extent afforded by section 49(3) Land Registration Act 2002.

The following are details of the covenants contained in the Conveyances dated 10 February 1928 referred to in the Charges.

"The stipulations set out in the Second Schedule hereto shall be binding upon the purchaser with intent that this covenant and the said stipulations shall as far as practicable run and be binding upon the premises hereby conveyed and every part thereof into whosoever hands the same may come and all future owners thereof while they shall be such owners hereby covenants with the vendor that the purchaser will perform and comply with the covenants stipulations and restrictions expressed in the said Second Schedule but so that every owner shall be personally liable under this covenant only during the period of his actual ownership.

THE SECOND SCHEDULE above referred to

- (a) No caravan shall be allowed upon the premises and the Vendor or the owner or owners of adjoining premises may remove and dispose of any such caravan and for that purpose may forcibly enter upon any land upon which a breach of this stipulation shall occur and shall not be responsible for the safe keeping of any such caravan or for the loss thereof or any damage thereto or to any fence.
- (b) No earth gravel or sand shall at any time be excavated or dug out of the land except for the purpose of excavations in connection with the buildings erected upon the land and no bricks or tiles shall at any time be burnt on the land.
- (c) The premises shall not be used for any noisy noxious or offensive trade or business."

The following are details of the covenants

contained in the Conveyance dated 12 December 1935 referred to in the Charges Register:-

"The purchaser to the intent that this covenant shall be binding so far as may be on the owner for the time being of the hereditaments hereby assured but upon the purchaser only so long as he is the owner of the same hereditaments hereby covenants with the Vendors that the Purchaser and his successors in title will at all times hereafter observe and perform the stipulations and restrictions set forth in the said First Schedule.

THE FIRST SCHEDULE above referred to

This Schedule is identical with the Second Schedule to the conveyance of the 10th of February 1928 set out above.

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The following are details of the covenants contained in the Transfer dated 8 October 1936 referred to in the Charges Register:-

"The Transferee hereby covenants with the Transferor:-

1. To the intent that this covenant shall run with the land that he the Transferee and his successors in title (a) will not use the said land or premises for any trade or business whatsoever but will use the same as a private residence or for the profession of a Doctor Dentist or Solicitor only. (b) will not build nor allow to stand on any part of the said land any hut shed or similar structure without the approval in writing of the Transferor being first obtained."