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Official copy of register of title

Title number BK481668

Edition date 18.10.2024

- This official copy shows the entries on the register of title on 01 APR 2026 at 15:57:11.
- 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 01 Apr 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. 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 (24.01.2017) The Leasehold land demised by the lease referred to below which lies within the area shown edged with red on the plan of the above Title filed at the Registry and being 74 Fullbrook Avenue, Spencers Wood, Reading (RG7 1FF).

NOTE: The flat is on the second floor.
- 2 (24.01.2017) The title includes any legal easements referred to in clause LR11.1 of the registered lease but is subject to any rights that are granted or reserved by the lease and affect the registered land.
- 3 (24.01.2017) The land has the benefit of any legal easements granted by a Transfer of the freehold estate in the land in this title and other land dated 24 June 2015 made between (1) BDW Trading Limited and (2) Taylor Wimpey UK Limited.

NOTE: Copy filed under BK469800.
- 4 (24.01.2017) The Transfer dated 24 June 2015 referred to above contains a provision excluding the operation of section 62 of the Law of Property Act 1925 as therein mentioned.
- 5 (24.01.2017) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:
Date : 26 October 2016
Term : 125 years commencing on 1 January 2016
Parties : (1) Taylor Wimpey UK Limited
(2) Richard William James Parkes
(3) Chamonix Estates Limited
- 6 (24.01.2017) The Lease prohibits or restricts alienation.
- 7 (24.01.2017) The landlord's title is registered.

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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 (18.10.2024) PROPRIETOR: [REDACTED]
- 2 (24.01.2017) 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 a conveyancer that the provisions of Clause 8 of Schedule 3 of the registered lease have been complied with.

- 3 [REDACTED]

C: Charges Register

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

- 1 (24.01.2017) The land is subject to any rights that are granted by a Transfer of other land dated 24 June 2015 made between (1) Taylor Wimpey UK Limited and (2) BDW Trading Limited and affect the registered land.

NOTE: Copy filed under BK469318.

- 2 [REDACTED]
- 3 [REDACTED]

End of register