Official copy of register of title

Title number TGL531946 | Edition date 11.05.2023

- This official copy shows the entries on the register of title on 10 Oct 2023 at 08:35:01.
- 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 10 Oct 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 Telford 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.

GREENWICH

1 (27.08.2019) 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 Flat 704, Judde House, Duke Of Wellington Avenue, London (SE18 6DG).

NOTE: The flat is on the seventh floor.

2 (27.08.2019) 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.

NOTE: The easements granted in clause LR11.1 are included in the title only so far as they are legal easements and the landlord had the power to grant the same.

3 (27.08.2019) The Transfer dated 10 November 2015 referred to in the Charges Register contains a provision excluding the operation of section 62 of the Law of Property Act 1925 as therein mentioned.

4 (27.08.2019) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:
Date : 16 August 2019
Term : 999 years from 1 January 2019
Parties : (1) Berkeley Fifty-Five Limited
(2) Asim Erturk

5 (27.08.2019) The Lease prohibits or restricts alienation.

6 (27.08.2019) The registered lease dated 16 August 2019 grants the exclusive use of the adjoining balcony/patio/terrace.

7 (27.08.2019) The landlord's title is registered.

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 (27.08.2019) PROPRIETOR: ASIM ERTURK of Flat 704, Judde House, Duke Of Wellington Avenue, London SE18 6DG.

2 (27.08.2019) The price, other than rents, stated to have been paid on the grant of the lease was £578,200.

3 (27.08.2019) RESTRICTION: No transfer or lease of the registered estate 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 paragraphs 11.5 or 11.6 of Schedule 2 of the registered lease have been complied with or that they do not apply to the disposition.

C: Charges Register

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

1 (27.08.2019) A Transfer of the freehold estate in the land in this title and other land dated 10 November 2015 made between (1) Royal Borough Of Greenwich and (2) Berkeley Homes (East Thames) Limited contains restrictive covenants.

NOTE: Copy filed under TGL438196.

2 (27.08.2019) REGISTERED CHARGE dated 16 August 2019.

3 (27.08.2019) Proprietor: BANK OF SCOTLAND PLC (Scot. Co. Regn. No. SC327000) of Halifax Division, 1 Lovell Park Road, Leeds LS1 1NS.

End of register