



**Registration of a Charge**

Company Name: **BRADY ESTATES (LONDON) LIMITED**

Company Number: **06982952**



Received for filing in Electronic Format on the: **28/10/2022**

XBFL6EH5

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**Details of Charge**

Date of creation: **27/10/2022**

Charge code: **0698 2952 0006**

Persons entitled: **ALDERMORE BANK PLC**

Brief description: **UPPER MAISONETTE, 73 ILFIELD ROAD LONDON SW10 9AU LOWER  
MAISONETTE, 73 ILFIELD ROAD LONDON SW10 9AU**

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**Authentication of Form**

This form was authorised by: **a person with an interest in the registration of the charge.**

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**Authentication of Instrument**

Certification statement: **I CERTIFY THAT THE ELECTRONIC COPY INSTRUMENT DELIVERED  
AS PART OF THIS APPLICATION FOR REGISTRATION IS A  
CORRECT COPY OF THE ORIGINAL INSTRUMENT.**

Certified by: **BLACKS SOLICITORS LLP**



## **CERTIFICATE OF THE REGISTRATION OF A CHARGE**

Company number: 6982952

Charge code: 0698 2952 0006

The Registrar of Companies for England and Wales hereby certifies that a charge dated 27th October 2022 and created by BRADY ESTATES (LONDON) LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 28th October 2022 .

Given at Companies House, Cardiff on 31st October 2022

The above information was communicated by electronic means and authenticated by the Registrar of Companies under section 1115 of the Companies Act 2006



**Companies House**



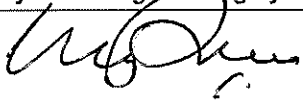
**THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES**

**MORTGAGE DEED**


Date	27th October 2022
The Bank	Aldermore Bank PLC (registered number: 947662) whose registered office is Apex Plaza, Forbury Road, Reading, RG1 1AX (and its transferees as described in the Mortgage Conditions)
Mortgage Conditions	The Aldermore Bank PLC Commercial Mortgage Conditions 2020
The Chargor (insert full name(s))	Brady Estates (London) Limited
Registered Number (if applicable):	06982952
Registered Address or address:	20 Coxon Street, Spondon, Derby, DE21 7JG
Property (insert full address)	Upper Maisonette, 73 Ilfield Road, London SW10 9AU Lower Maisonette, 73 Ilfield Road, London, SW10 9AU
Title Number:	BGL49311 and BGL61526

1. This Mortgage Deed incorporates the Mortgage Conditions, a copy of which has been received by the Chargor.
2. The Chargor as legal and beneficial owner, with full title guarantee and as continuing security for the Secured Amounts (as that term is defined in the Mortgage Conditions), hereby charges the Property by way of first legal mortgage in favour of the Bank as security for the payment and discharge of the Secured Amounts.
3. This Mortgage Deed secures additional borrowing but the Bank is not obliged to make additional borrowing.
4. The Chargor agrees to pay the Secured Amounts (as that term is defined in the Mortgage Conditions) in accordance with the terms of the Mortgage Conditions and otherwise to comply with the Mortgage Conditions.
5. The Chargor hereby applies to the Registrar to enter the following restriction against the title(s) above referred to: "No disposition 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 written consent signed by the proprietor for the time being of the mortgage deed dated (this charge) in favour of Aldermore Bank PLC referred to in the Charges Register".

**Executed as a Deed by the Chargor acting by:**

Director signature: 	Director/Secretary signature:
Director full name: (in block capitals) MICHAEL BRADY	Director/Secretary full name: (in block capitals)

**In the presence of:**

Witness signature: 	Witness address: HENRIQUES GRIFFITHS LLP
Witness full name: (in block capitals) LOIS REED	SOLICITORS BRISTOL 18 Portland Square BS2 8SJ

**Executed as a Deed by You:**

Full name: (in block capitals)	
Witness signature:	Witness address:
Witness full name: (in block capitals)	

Form of Mortgage Deed filed at HM Land Registry under reference MD1226W.