

# MR01

## Particulars of a charge



Companies House

006275 / 1246



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A fee is be payable with this form  
Please see 'How to pay' on the last page.

☒ **What this form is for**  
You may use this form to register  
a charge created or evidenced by  
an instrument.

☐ **What this form is for**  
You may not use this form to  
register a charge which is evidenced by  
an instrument. Use form MR02.

FRIDAY



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22/12/2017

#357

COMPANIES HOUSE

This form **must be delivered to the Registrar for registration** within  
**21 days** beginning with the day after the date of creation of the charge.  
If it is not delivered within this time it will be rejected unless it is  
delivered with a court order extending the time for delivery.



You **must** enclose a certified copy of the instrument with this form. This will be  
scanned and placed on the public record. **Do not send the original.**

### 1 Company details

Company number 09856193

Company name in full EBENEZER BETHEL UK LIMITED



For official use

Filing in this form

Please complete in typescript or in  
bold black capitals.

All fields are mandatory unless  
specified or indicated by \*

### 2 Charge creation date

Charge creation date 21/12/2017

### 3 Names of persons, security agents or trustees entitled to the charge

Please show the names of each of the persons, security agents or trustees  
entitled to the charge.

Name SG KLEINWORT HAMBROS BANK LIMITED

Name

Name

Name

If there are more than four names, please supply any four of these names then  
tick the statement below.

☐ I confirm that there are more than four persons, security agents or  
trustees entitled to the charge.

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<b>4</b>	<b>Brief description</b>	
Brief description	<p>Please give a short description of any land, ship, aircraft or intellectual property registered or required to be registered in the UK subject to a charge (which is not a floating charge) or fixed security included in the instrument.</p> <p><b>FREEMOLD LAND BEING 25, BROUGHAM ROAD, LONDON W3 6JD registered at HM Land Registry with Title No. NGL244751</b></p>	<p>Please submit only a short description if there are a number of plots of land, aircraft and/or ships, you should simply describe some of them in the text field and add a statement along the lines of, "for more details please refer to the instrument".</p> <p>Please limit the description to the available space.</p>
<b>5</b>	<b>Other charge or fixed security</b>	
	<p>Does the instrument include a charge (which is not a floating charge) or fixed security over any tangible or intangible or (in Scotland) corporeal or incorporeal property not described above? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>	
<b>6</b>	<b>Floating charge</b>	
	<p>Is the instrument expressed to contain a floating charge? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes Continue <input checked="" type="checkbox"/> No Go to <b>Section 7</b></p> <p>Is the floating charge expressed to cover all the property and undertaking of the company?</p> <p><input type="checkbox"/> Yes</p>	
<b>7</b>	<b>Negative Pledge</b>	
	<p>Do any of the terms of the charge prohibit or restrict the company from creating further security that will rank equally with or ahead of the charge? Please tick the appropriate box.</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>	
<b>8</b>	<b>Trustee statement <sup>1</sup></b>	
	<p>You may tick the box if the company named in Section 1 is acting as trustee of the property or undertaking which is the subject of the charge.</p> <p><input type="checkbox"/></p>	<p><sup>1</sup> This statement may be filed after the registration of the charge (use form MR06).</p>
<b>9</b>	<b>Signature</b>	
Signature	<p>Please sign the form here.</p> <p>Signature <b>X</b> <i>Gregory Abrams</i> <b>X</b> <b>GREGORY ABRAMS DAVIDSON LLP</b> <b>SOLICITOR TO THE COMPANY</b></p> <p>This form must be signed by a person with an interest in the charge.</p>	

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Particulars of a charge

 **Presenter information**

You do not have to give any contact information, but if you do, it will help Companies House if there is a query on the form. The contact information you give will be visible to searchers of the public record.

Contact name **MELVIN COHEN**

Company name **GREGORY ABRAMS DAVIDSON LLP.**

Address **PEARL HOUSE**

**74 G. FINCHLEY ROAD**

Post town **LONDON NW11 7TH.**

County/Region **GREATER LONDON**

Postcode **N W 1 1 7 T H**

Country **U.K.**

DX **92005 TEMPLE FORTUNE**

Telephone **(020) 8209 0166**

☒ **Certificate**

We will send your certificate to the presenter's address if given above or to the company's Registered Office if you have left the presenter's information blank.

☒ **Checklist**

**We may return forms completed incorrectly or with information missing.**

**Please make sure you have remembered the following:**

- ☐ The company name and number match the information held on the public Register.
- ☐ You have included a certified copy of the instrument with this form.
- ☐ You have entered the date on which the charge was created.
- ☐ You have shown the names of persons entitled to the charge.
- ☐ You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8.
- ☐ You have given a description in Section 4, if appropriate.
- ☐ You have signed the form.
- ☐ You have enclosed the correct fee.
- ☐ Please do not send the original instrument; it must be a certified copy.

 **Important information**

**Please note that all information on this form will appear on the public record.**

 **How to pay**

**A fee of £23 is payable to Companies House in respect of each mortgage or charge filed on paper.**

Make cheques or postal orders payable to 'Companies House.'

 **Where to send**

**You may return this form to any Companies House address. However, for expediency, we advise you to return it to the appropriate address below:**

**For companies registered in England and Wales:**  
The Registrar of Companies, Companies House,  
Crown Way, Cardiff, Wales, CF14 3UZ.  
DX 33050 Cardiff.

**For companies registered in Scotland:**  
The Registrar of Companies, Companies House,  
Fourth floor, Edinburgh Quay 2,  
139 Fountainbridge, Edinburgh, Scotland, EH3 9FF.  
DX ED235 Edinburgh 1  
or LP - 4 Edinburgh 2 (Legal Post).

**For companies registered in Northern Ireland:**  
The Registrar of Companies, Companies House,  
Second Floor, The Linenhall, 32-38 Linenhall Street,  
Belfast, Northern Ireland, BT2 8BG.  
DX 481 N.R. Belfast 1.

 **Further information**

For further information, please see the guidance notes on the website at [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

**This form is available in an alternative format. Please visit the forms page on the website at [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)**



**FILE COPY**

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

Company number: 9856193

Charge code: 0985 6193 0004

The Registrar of Companies for England and Wales hereby certifies that a charge dated 21st December 2017 and created by EBENEZER BETHEL UK LIMITED was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 22nd December 2017.

Given at Companies House, Cardiff on 3rd January 2018



**Companies House**



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

we hereby certify this document  
to be a true copy of the original

*CMV*

21/12/17

# MORTGAGE DEED

Date: 21<sup>st</sup> December 2017.

Lender:	SG Kleinwort Hambros Bank Limited (Company number: 00964058) whose registered office is at 8 St James's Square, London SW1Y 4JU and its successors and assigns including any legal and/or equitable assignee of this Mortgage Deed whether by way of security only and those deriving title under it or them (" <b>we</b> " or " <b>us</b> " or " <b>our</b> ")
Mortgagor:	Ebenezer Bethel UK Limited (Company Registration Number 09856193 And whose address for service in England and Wales Kajaine House, 57 High Street, Edgware, HA8 7DD (" <b>you</b> " or " <b>your</b> ")
Conditions:	The Mortgage Conditions, ref: UK/MC/July/17 (the " <b>Conditions</b> ")
Offer:	The Offer Document (the " <b>Offer</b> ") ( <i>CMV</i> )
Property:	Freehold land being 25 Broughton Road, London, W3 6JD registered at the Land Registry with Title Number NGL244751 shown edged red on the plan filed with the Land Registry under the same Title Number (the " <b>Property</b> ")

1. This Mortgage Deed incorporates the terms and conditions set out in the Offer and the Conditions. You confirm that you have received each of these documents and you have read and understand them.
2. You agree to comply with the terms and conditions set out in the Offer and the Conditions.
3. You charge the Property with full title guarantee, together with all your respective interests and rights in the Property and in the proceeds of sale of the Property, by way of a legal mortgage and as continuing security with the repayment of all monies payable by you to us on any account whatsoever and the performance of all other obligations at any time owed by you to us.
4. This Mortgage Deed secures all further advances and we apply to the Registrar for a note to be entered on the register in respect of our obligation to make further advances.
5. You apply to the Registrar to enter the following restriction against the title referred to above:

"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 21<sup>st</sup> December 2017, in favour of SG Kleinwort Hambros Bank Limited referred to in the Charges Register."

6. We and you agree that this document may be destroyed at any time after it has been electronically scanned and registered by HM Land Registry. An official copy issued by HM Land Registry will then be acceptable as evidence for all purposes as if it were the original.

**Warning:**

Please note that if you sign this Mortgage Deed you will be legally bound by its terms. If this Mortgage Deed is signed by more than one mortgagor you will also be responsible for the others' debts and liabilities in addition to your own. If you do not pay us what you owe us when it is due or you do not comply with your obligations to us we may repossess and sell the Property.

You should obtain legal advice before you sign this Mortgage Deed

<p>Signed as a deed by a Director</p> <p><u>ANANDO MUKERJEE</u></p> <p>Print name: <u>Anando Mukerjee</u></p> <p>In the presence of:</p> <p>Print Witness Name: <u>MELVIN CHEN</u></p> <p>Witness signature: <u>[Signature]</u></p> <p>Witness address: <u>Pearl House</u> <u>746, Finchley Road,</u> <u>London NW11 7TH</u></p>	<p>Signed as a deed by</p> <p><u>[Signature]</u></p> <p>In the presence of:</p> <p>Witness signature (in BLOCK CAPITALS): <u>John Cole</u></p> <p>Witness address: <u>Pearl House</u> <u>746, Finchley Road,</u> <u>London NW11 7TH</u></p>
<p>I confirm that I am a solicitor/licensed conveyancer/legal executive acting for the first named Mortgagor and that prior to the execution of this deed I explained its nature, content and effect, and the practical implications of signing it to the first named Mortgagor and he/she informed me that he/she wished to proceed with the transaction</p> <p>Signature <u>[Signature]</u></p>	<p>I confirm that I am a solicitor/licensed conveyancer/legal executive acting for the second named Mortgagor and that prior to the execution of this deed I explained its nature, content and effect, and the practical implications of signing it to the second named Mortgagor and he/she informed me that he/she wished to proceed with the transaction.</p> <p>Signature <u>[Signature]</u></p>

Name MELVIN GIBEN	Name MELVIN GIBEN
Firm	Firm
Address GREGORY ADAMS DAVIDSON LLP PEARL HOUSE 746 FINCHLEY ROAD LONDON NW11 7TH	Address GREGORY ADAMS DAVIDSON LLP PEARL HOUSE 746 FINCHLEY ROAD LONDON NW11 7TH
Date 04 / 12 / 2017	Date 04 / 12 / 2017