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Applications are pending in HM Land Registry, which have not been completed against this title.



# Official copy of register of title

Title number DU239712

Edition date 12.07.2019

- This official copy shows the entries on the register of title on 07 DEC 2020 at 07:52:49.
- 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 09 Feb 2021.
- 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, Durham Office.

## A: Property Register

This register describes the land and estate comprised in the title.

COUNTY DURHAM

- 1 (24.11.1997) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Finchale Training College, Durham (DH1 5RX).
- 2 (24.11.1997) The mines and minerals together with ancillary powers of working are excluded from the registration of the land edged and numbered 1 in blue on the title plan.
- 3 (24.11.1997) The mines and minerals together with ancillary powers of working are excluded from the registration of the land tinted brown on the title plan together with provision for compensation in the event of damage caused thereby.
- 4 (24.11.1997) There are excepted from the registration of the land edged and numbered 2 in blue and tinted blue on the title plan the mines and minerals conveyed on severance by a Conveyance thereof and other land dated 17 December 1938 made between (1) John Barker and (2) The Charlaw & Sacriston Collieries Company Limited.

*NOTE: Duplicate filed under DU217245.*

- 5 (05.08.2020) The land edged and numbered in green on the title plan has been removed from this title and registered under the title number or numbers shown in green on the said plan.
- 6 (05.08.2020) The land has the benefit of the rights reserved by but is subject to the rights granted by the Transfer dated 23 July 2020 referred to in the Charges Register.

## 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 (11.03.2019) PROPRIETOR: STORY HOMES LIMITED (Co. Regn. No. 2275441) of Story House, Lords Way, Kingmoor Business Park, Carlisle CA6 4SL.

## B: Proprietorship Register continued

2 (11.03.2019) The price stated to have been paid on 13 February 2019 for the land in this title and in DU235982 was £5,098,900.

3 (11.03.2019) ENTRY CANCELLED on 19 August 2020.

4 (11.03.2019) ENTRY CANCELLED on 19 August 2020.

5 (19.08.2020) RESTRICTION: No disposition of the part of the registered estate shown tinted yellow, tinted brown and hatched blue on the title plan 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 4.3 and clause 18.5 of the Charge dated 13 February 2019 in favour of Finchale Training College referred to in the Charges Register have been complied with or that they do not apply to the disposition.

6 (19.08.2020) RESTRICTION: No disposition of the part of the registered estate shown tinted pink on the title plan 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 4.3 of a Charge dated 13 February 2019 in favour of Finchale Training College referred to in the Charges Register 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 (24.11.1997) The land tinted brown on the title plan together with other land is subject to a right to lay and maintain a water main through such land granted by a Deed dated 28 March 1940 made between (1) Robert Whitfield (2) Lloyds Bank Limited and (3) The Sunderland & South Shields Water Company but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.

2 (24.11.1997) The parts of the land affected thereby are subject to the following rights granted by a Conveyance of adjoining land known as 3 Low Moor Cottages dated 9 June 1966 made between (1) The Official Custodian for Charities (Official Custodian) (2) Ronald Martin Percival and others (Trustees) and (3) Mary Ann Smith (Purchaser):-

"TOGETHER WITH a right of way in common with the Trustees or the owners or occupiers or their tenants of the other houses in the Terrace with or without vehicles over along and across the access road shown cross hatched yellow on the said plan leading to the Newcastle Road from the end of the Terrace

The Purchaser hereby covenants with the Trustees that she will be responsible for one seventh of the cost of maintaining the rear access road cross hatched yellow on the said plan attached hereto. The amount of the cost shall be certified by the Trustees Agent whose decision shall be final and binding"

NOTE: The land shown cross hatched yellow referred to is tinted blue on the title plan.

3 (24.11.1997) The parts of the land affected thereby are subject to the following rights granted by a Conveyance of adjoining land known as 4 Low Moor Cottages dated 3 March 1973 made between (1) The Official Custodian for Charities (Official Custodian) (2) Stephen Thomas Lumley Harbottle and others (Trustees) and (3) Franz Hofmann (Purchaser):-

"TOGETHER ALSO with a right of way in common with the Trustees or the owners or occupiers of their tenants of the other houses in the Terrace with or without vehicles along and across the access road hatched yellow on the said plan leading to the Newcastle Road subject to the payment of one seventh of the cost of maintaining the rear access road hatched yellow on the said plan the amount of such cost to be certified by the Trustees' Agent whose decision shall be final"

## C: Charges Register continued

NOTE: The land hatched yellow referred to is tinted blue on the title plan.

4 (24.11.1997) The land tinted blue on the title plan is subject to the rights granted by a Conveyance of adjoining land known on 5 Low Moor Cottage dated 30 March 1973 made between (1) The Official Custodian for Charities (Official Custodian) (2) Stephen Thomas Lumley Harbottle and others (Trustees) and (3) Blanche Lydia Ritchie (Purchaser) identical with those granted in the Conveyance dated 3 March 1973 referred to above.

5 (24.11.1997) The parts of the land affected thereby are subject to the following rights granted by a Conveyance of adjoining land known as 1 Low Moor Cottages dated 10 July 1973 made between (1) The Official Custodian for Charities (Official Custodian) (2) Stephen Thomas Lumley Harbottle and others (Trustees) and (3) Anthony Willis (Purchaser):-

"TOGETHER with the rights easements and privileges more particularly ennumerated in Clause 2 hereof

2. THE following rights and easements are included in the Conveyance hereby made namely

(i) A right of way from time to time and at all times hereafter and for all purposes connected with the use and enjoyment of the property hereby conveyed for the Purchaser and his successors in title the owners and occupiers for the time being of the property hereby conveyed or any part thereof and his or their respective servants and licensees (in common with the Trustees and all other persons having a like right) with or without vehicles of any description and with or without animals to and from the property hereby conveyed or any part thereof and all or any buildings thereon over and along the road hatched yellow on the said plan Subject to the payment of one seventh of the cost of maintaining and keeping such road in repair the amount of such cost to be certified by the Trustees Agent whose decision shall be final"

NOTE: The land hatched yellow referred to is tinted blue on the title plan.

6 (24.11.1997) The parts of the land affected thereby are subject to the following rights granted by a Conveyance of adjoining land known as 7 Low Moor Cottages dated 20 March 1974 made between (1) The Official Custodian for Charities (Official Custodian) (2) Stephen Thomas Lumley Harbottle and others (Trustees) and (3) Ann Hester Cummings (Purchaser):-

"TOGETHER ALSO with a right of way in common with the Trustees or the owners or occupiers of their tenants of the other houses in the Terrace with or without vehicles along and across the access road hatched yellow on the said plan leading to the Newcastle Road

The Purchaser covenants with the Trustees to be responsible for one-seventh of the cost of maintaining the rear access road hatched yellow on the plan attached hereto the amount of such cost to be certified by the Trustees agent whose decision shall be final"

NOTE: The land hatched yellow referred to is tinted blue on the title plan.

7 (24.11.1997) The land tinted blue on the title plan is subject to the rights granted by a Conveyance of adjoining land known as 2 Low Moor Cottages dated 11 February 1975 made between (1) The Official Custodian for Charities (Official Custodian) (2) Stephen Thomas Lumley Harbottle and others (Trustees) and (3) Edith Maud Knox (Purchaser) identical with those granted in Conveyance dated 3 March 1973 referred to above.

8 (24.11.1997) The parts of the land affected thereby are subject to the following rights granted by a Conveyance of the adjoining land known as 6 Low Moor Cottages dated 26 July 1978 made between (1) The Official Custodian for Charities (Official Custodian) (2) James Baker Nicholson and others (Trustees) and (3) Paul Cooper and Susan Cooper (Purchasers):-

## C: Charges Register continued

"TOGETHER with a right of way in common with the Trustees and persons having the like right and the owners or occupiers of adjoining or neighbouring property and for all purposes connected with the Purchasers use and enjoyment of the said property hereby conveyed with or without vehicles over along and across the access road on the north and east sides of Low Moor Cottages and hatched yellow on the said plan AND the right at all times to park motor vehicles in and on the said access road but not so as to obstruct or otherwise impede the free passage of other persons properly entitled to such rights of way as aforesaid

The Purchasers hereby covenant to be responsible for one seventh part of the cost of maintaining the surface of the said access road but not further or otherwise, such cost to be certified by the Trustees Agent whose decision shall be final"

NOTE: The land hatched yellow referred to is tinted blue on the title plan.

9 (11.03.2019) REGISTERED CHARGE of the land tinted pink on the title plan dated 13 February 2019 affecting also other titles.

NOTE 1: The above charge contains provisions relating to rights as therein mentioned.

NOTE 2: Charge reference DU235982.

10 (11.03.2019) Proprietor: FINCHALE TRAINING COLLEGE of Finchale Training College, Durham DH1 5RX.

11 (05.08.2020) A Transfer of the land edged and numbered DU380135 in green on the title plan dated 23 July 2020 made between (1) Story Homes Limited and (2) GTC Pipelines Limited contains restrictive covenants by the Transferor.

*NOTE: Copy filed under DU380135.*

12 (19.08.2020) By a discharge dated 10 July 2020 the land hatched blue on the title plan is no longer charged by the charge dated 13 February 2019.

*NOTE: Copy discharge filed under DU235982.*

**End of register**