

Title Number : SY685924

This title is dealt with by Land Registry, Durham Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

Neither this extract nor the full copy is an 'Official Copy' of the register. An official copy of the register is admissible in evidence in a court to the same extent as the original. A person is entitled to be indemnified by the registrar if he or she suffers loss by reason of a mistake in an official copy.

This extract shows information current on 13 SEP 2013 at 15:44:12 and so does not take account of any application made after that time even if pending in the Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: SY685924
Address of Property	: Hollyhurst Cottage, Mill Lane, Chiddingfold, Godalming (GU8 4SJ)
Price Stated	: Not Available
Registered Owner(s)	: JOHN EDWARD DINGLE and PATRICIA TERESA BERNADETTE LANCASTER of Hollyhurst Cottage, Mill Lane, Chiddingfold, Godalming, Surrey GU8 4SJ.
Lender(s)	: HSBC Bank PLC

Title number SY685924

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 13 SEP 2013 at 15:44:12. This copy does not take account of any application made after that time even if still pending in the Land Registry when this copy was issued.

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A: Property Register

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

SURREY : WAVERLEY

- 1 The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Hollyhurst Cottage, Mill Lane, Chiddingfold, Godalming (GU8 4SJ).
- 2 The land has the benefit of the right to use for the purposes connected with the use and enjoyment of the land in the title the roadway or track tinted brown on the filed plan, between the points marked A and Z thereon and thence to the road leading to Chiddingfold (which roadway or track is between the points marked A and Z of the average width of ten feet)
- 3 The land has the benefit of the rights granted by but is subject to the rights reserved by a Transfer of the land in this title dated 30 April 1999 made between (1) Claire-Louise Rachel Thane Hampton John and Cordelia Rebekah Thane Hampton John and (2) John Edward Dingle and Patricia Teresa Bernadette Lancaster.

NOTE: Original filed.

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 (17.05.1999) PROPRIETOR: JOHN EDWARD DINGLE and PATRICIA TERESA BERNADETTE LANCASTER of Hollyhurst Cottage, Mill Lane, Chiddingfold, Godalming, Surrey GU8 4SJ.
- 2 (17.05.1999) RESTRICTION: No disposition by a sole proprietor of the land (not being a trust corporation) under which capital money arises is to be registered except under an order of the registrar or of the Court.
- 3 (30.11.2010) RESTRICTION: 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 29 October 2010 in favour of HSBC Bank PLC referred to in the Charges Register.

C: Charges Register

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

- 1 The roadway tinted blue on the filed plan is subject to rights of way.
- 2 A Conveyance of the land in this title and other land dated 29 May 1935 made between (1) Margarette Annie Gibbs Alfred Percy Vokes Moon and Charles William James Bridger (2) William Voller (Vendor) and (3) Edwin

C: Charges Register continued

Lee Judd (Purchaser) contains the following covenants:-

"For the benefit of the adjoining land of the Vendor (being the remainder of the property known as Sydenhurst Farm Chiddingfold in the County of Surrey the Purchaser for himself and his successors in title hereby covenants with the Vendor and his successors in title to observe and perform the restriction and stipulations set out in the First Part of the Second Schedule hereto. The Purchaser hereby covenants with the Vendor that he will (subject to the consent of the Cranleigh and Chiddingfold Water Company Limited whose consent the Purchaser shall use his best endeavours to obtain) within two months of the date hereof lay or cause to be laid a two inch pipe or main from the termination of the existing pipe or main of the said Water Company to the point marked A on the said plan drawn hereon and will (so far as the Purchasers consent thereto may be necessary and effective) permit the Vendor for the benefit of the adjoining land of the Vendor (being the remainder of the property known as Sydenhurst Farm aforesaid) at all times to have and hereby grants (so far as aforesaid) unto the Purchaser the free and perpetual right to make connections with such two inch pipe or main (or any pipe or main that may be laid in replacement thereof or substitution therefor) for the purpose of obtaining a supply of water to any part of the said adjoining land of the Vendor (being the remainder of the property known as Sydenhurst Farm aforesaid) and hereby covenants that neither he the Purchaser nor his successors in title will do or suffer any act or thing whereby the Vendor may be prevented from obtaining such supply of water as aforesaid.

THE SECOND SCHEDULE before referred to

First Part

(Restrictions and stipulations to be observed by the Purchaser)

(a) The property hereby conveyed shall be used as and for private residences with the usual gardens pleasure grounds and outbuildings and for no other purpose and no buildings other than private dwellinghouses with or without the usual outbuildings shall be erected or suffered to remain thereon (b) Without prejudice to and notwithstanding the last stipulation no building of any kind whatever shall be erected or suffered to remain on the land coloured green on the said plan save that there may be erected or suffered to remain on the strip of land One hundred feet wide along the west side of the said land coloured green outbuildings occupied with a dwellinghouse on the said land coloured red and poultry houses and similar small buildings used in connection with such dwellinghouse."

NOTE: The point marked A above referred to is similarly marked on the filed plan. The land tinted blue on the filed plan is part of the land coloured green above referred to and the land tinted pink on the filed plan is part of the land coloured red above referred to.

- 3 The land is subject to the following rights granted by a Transfer of adjoining land dated 30 April 1999 made between (1) Claire-Louise Rachel Thane Hampton John and Cordelia Rebekah Thane Hampton John (Transferor) and (2) John Edward Dingle and Patricia Teresa Bernadette Lancaster:-

"The Property is transferred together with a right of way for the Transferees (this expression means and shall hereinafter include their successors in title) and for all persons authorised by them with or without vehicles at all times and for all purposes in connection with the Property over and along the road way coloured blue subject to paying a fair proportion of the cost of maintaining the road way according to user."

NOTE 1: The road way coloured blue referred to is tinted blue on the filed plan

NOTE 2: The Property referred to is edged green on the plan to the Transfer dated 30 April 1999 referred to in the Property Register.

- 4 (30.11.2010) REGISTERED CHARGE dated 29 October 2010.

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C: Charges Register continued

5 (30.11.2010) Proprietor: HSBC BANK PLC (Co. Regn. No. 14259) 40-41-42
of Mortgage Service Centre, P.O. Box 1546, Sheffield S1 2UJ.

End of register