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The electronic official copy of the register follows this message.

Please note that this is the only official copy we will issue. We will not issue a paper official copy.

Mae'r copi swyddogol electronig o'r gofrestr yn dilyn y neges hon.

Sylwch mai hwn yw'r unig gopi swyddogol a ddarparwn. Ni fyddwn yn darparu copi swyddogol papur.



Official copy
of register of
title
Copi
swyddogol o
gofrestr teitl

Title number / Rhif teitl
CYM630974

Edition date / Dyddiad yr
argraffiad 28.04.2021

- This official copy shows the entries on the register of title on 15 DEC 2025 at 15:21:57.
- 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 15 Dec 2025.
- 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, Wales Office.
- Mae'r copi swyddogol hwn yn dangos y cofnodion yn y gofrestr teitl ar 15 RHAGFYR 2025 am 15:21:57.
- Rhaid dyfynnu'r dyddiad hwn fel y "dyddiad y chwilir ohono" mewn unrhyw gais am chwiliad swyddogol sy'n seiliedig ar y copi hwn.
- Y dyddiad ar ddechrau cofnod yw'r dyddiad y gwnaethpwyd y cofnod yn y gofrestr.
- Cyhoeddwyd ar 15 Rhagfyr 2025.
- Dan adran 67 Deddf Cofrestru Tir 2002, mae'r copi hwn yn dderbyniol fel tystiolaeth i'r un graddau â'r gwreiddiol.
- Gweinyddir y teitl hwn gan Gofrestrfa Tir EF Swyddfa Cymru.

A: Property Register / Cofrestr Eiddo

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

Mae'r gofrestr hon yn disgrifio'r tir a'r ystad a gynhwysir yn y teitl.

GWYNEDD

- 1 (20.10.2014) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being Bryn Hyfryd, Chwillog, Pwllheli (LL53 6SF).
- 2 (20.10.2014) The land tinted pink has the benefit of the rights granted by but is subject to the rights reserved by a Conveyance of the land in this title dated 20 August 1981 made between (1) Thomas Ellis Roberts and (2) Robert Wynne Roberts and Elizabeth Ellen Roberts.
NOTE: Copy filed.
- 3 (20.10.2014) The Conveyance dated 20 August 1981 referred to above contains a provision as to light or air.
- 4 (20.10.2014) The land tinted blue on the title plan has the benefit of the rights reserved by but is subject to the rights granted by the Deed of grant of grant dated 21 September 1984 referred to in the Charges Register.
- 5 (28.04.2021) The land edged and numbered in green on the title plan has been removed from this title and registered under the title number or

A: Property Register continued / Parhad o'r gofrestr eiddo

numbers shown in green on the said plan.

B: Proprietorship Register / Cofrestr Perchnogaeth

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Mae'r gofrestr hon yn nodi'r math o deitl ac yn enwi'r perchennog. Mae'n cynnwys unrhyw gofnodion sy'n effeithio ar yr hawl i waredu.

Title absolute/Teitl llwyr

- 1 (20.10.2014) PROPRIETOR: ROBERT WYNNE ROBERTS and ELIZABETH ELLEN ROBERTS of Bryn Hyfryd, Chwillog, Pwllheli LL53 6SF.
- 2 (20.10.2014) The value stated as at 20 October 2014 was £800,000.
- 3 (20.10.2014) RESTRICTION: No disposition by a sole proprietor of the registered estate (except a trust corporation) under which capital money arises is to be registered unless authorised by an order of the court.
- 4 (08.02.2017) RESTRICTION: No disposition of the part of the registered estate shown edged blue on the title plan by the proprietor of the registered estate is to be registered without a written consent signed by Cyngor Gwynedd Council of Shirehall Street, Caernarvon LL55 1SH.

C: Charges Register / Cofrestr Arwystlon

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

Mae'r gofrestr hon yn cynnwys unrhyw arwystlon a materion eraill sy'n effeithio ar y tir.

- 1 (20.10.2014) A Deed of grant of the land tinted blue on the title plan dated 21 September 1984 made between (1) Robert Wynne Roberts and Elizabeth Ellen Roberts (2) Midland Bank Plc and (3) Welsh Water Authority contains restrictive covenants.

NOTE: Copy filed.
- 2 (28.04.2021) The land is subject to any rights that are granted by a Transfer of the land edged and numbered CYM820379 in green on the title plan dated 29 March 2021 made between (1) Robert Wynne Roberts and Elizabeth Ellen Roberts and (2) Bethan Wynne Roberts and affect the registered land.

NOTE: Copy filed under CYM820379.

End of register / Diwedd y gofrestr

