

**These are the notes referred to on the following official copy**

Title Number SL151811

The electronic official copy of the document follows this message.

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

HM LAND REGISTRY  
LAND REGISTRATION ACTS 1925 TO 2002

copy of Engnessm  
sent. RTI + Law  
on 15/11/18

County and District  
Title Number  
Property

Shropshire  
SL151804  
The Bakehouse Cottage Market  
Square Bishops Castle SY9 5BN

Date

*[Signature]* 2018

**1. In this deed:**

1.1 'the Owner's Land' means the land shown edged with red and edged with green on the Plan being part of the land comprised in the Title numbered above

1.2 'the Owner' means CLIVE ROSS HAYWARD and JULIE HAYWARD of Bakehouse Cottage Market Square Bishops Castle Shropshire SY9 5BN the registered proprietors of the Owner's Land;

1.3 'the New Rights' means the rights set out in Schedule 1 below;

1.4 'the Released Right' means the right set out in Schedule 2 below;

1.5 'the Grantee's Land' means the land described in Schedule 3 below;

1.6 'the Grantee' means LYNN MORRIS of The Poppy House 20 Market Square Bishops Castle Shropshire SY9 5BN the registered proprietor of the Grantee's Land;

1.7 'the Plan' means the plan annexed to this deed;

1.8 'the Mortgagee' means Nottingham Building Society of Nottingham House 3 Fulforth Street Nottingham NG1 3DL

**2. Consideration**

2.1 In consideration of £1.00 (One pound) (receipt of which is acknowledged) the Owner grants the New Rights with full title guarantee to the Grantee in respect of the Grantee's Land to hold the New Rights to the Grantee in fee simple;

2.2 In consideration of £1.00 (One pound) (receipt of which is acknowledged) the Grantee releases the Released Right with full title guarantee to the Owner to the intent that such right shall be extinguished.

**3. Mortgagee's Consent**

The Mortgagee hereby consents to the release of the Released Right and the other provisions of this Deed in accordance with the Restriction in favour of the Mortgagee registered against Title Number SL151811.

**4. The Grantee's Obligations**

WE HEREBY CERTIFY  
THAT THIS IS A TRUE  
COPY OF THE ORIGINAL  
*Stephensons*  
STEPHENSONS SOLICITORS  
BRIERLEY HILL

The Grantee covenants with the Owner for the benefit of the Owner's Land and each and every part of it with the intention of binding the Grantee's Land and each and every part of it:

4.1 To comply with all laws of governing the exercise of the New Rights

4.2 To pay to the Owner on written demand one third of the costs properly incurred by the Owner plus any VAT thereon of keeping the driveway and yard shown edged green on the Plan in good repair and condition and clear and free from obstruction.

#### **5. The Owner's Obligations**

The Owner covenants with the Grantee for the benefit of the Grantee's Land and each and every part of it with the intention of binding the Owner's Land and each and every part of it:

5.1 Not to obstruct, interrupt or interfere with the exercise of the New Rights by the Grantee.

5.2 To keep the driveway and yard shown edged green on the Plan in good repair and condition and clear and free from obstruction.

#### **6. Noting at H.M. Land Registry**

The Owner and the Grantee agree to apply to the Chief Land Registrar for entry of notice of the New Rights and the release of the Released Right in the Charges Registers of the Owner's Land and the Grantee's Land and for the entry of the New Rights in the Property Registers of the Owner's Land and the Grantee's Land as appurtenant to the land in those titles.

#### **SCHEDULE 1**

1.1 the right to park one motor car on the land edged red on the Plan

1.2 Full rights for the Grantee and her successors in title and all other persons authorised by her or them in common with the Owner and all others having the like right at all times and for all purposes connected with the use of the Grantee's Land to pass and repass over the driveway and yard shown edged green on the Plan with or without motor and other vehicles of every description keeping the driveway and yard free and unobstructed at all times.

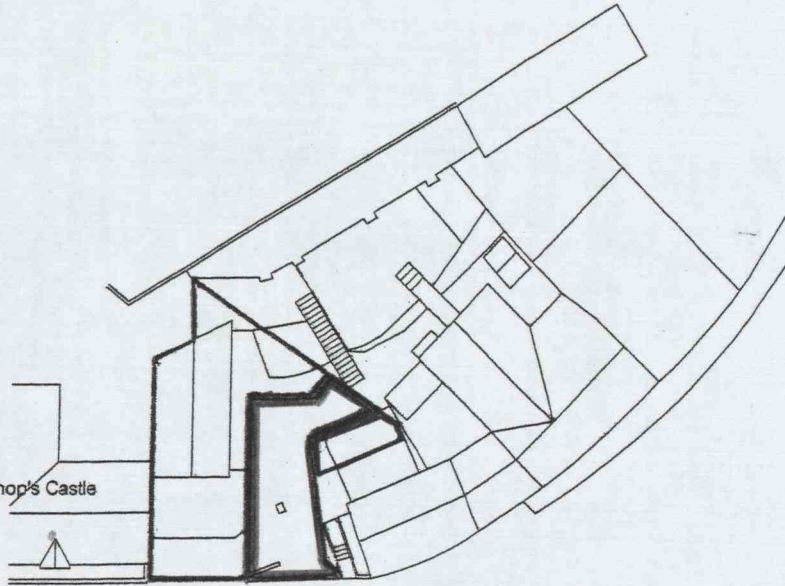
#### **SCHEDULE 2**

The right of way granted for the benefit of the Grantee's Land over the land comprised in Title Number SL151804 by a Transfer of the Grantee's Land dated 29<sup>th</sup> January 2003 made between Kathleen Susan Marlene Grimes (1) and Stephen Frank Jenkins (2)

Bakehouse Cottage, Bishop's Castle

Site Plan  
1:500 on A4

11th October 2017



SA 007  
07/12/2017

CRH

✓ *CH* ✓  
CLIVE HAYWARD

PH ✓ *[Signature]* ✓

Lm ✓ *[Signature]* ✓  
LYNN MORRIS

SCHEDULE 3

The land comprised in Title Number SL151811 and known as The Poppy House, 20 Market Square, Bishops Castle aforesaid

IN WITNESS whereof the parties hereto have executed this document as a Deed the day and year first before written

SIGNED as a Deed by  
CLIVE ROSS HAYWARD  
in the presence of:-

CRH

WITNESSES  
Signature x *Emmoris* ✓  
Full Name x EMMA MORRIS ✓  
Full Address x 2 LOWER TREBERT COTTAGE  
LLANFAIRWATERDINE  
KNIGHTON, POWYS,  
LD11TS ✓

X *[Signature]* X

SIGNED as a Deed by  
JULIE HAYWARD  
in the presence of:-

JH

WITNESSES  
Signature x *Emmoris* ✓  
Full Name x EMMA MORRIS ✓  
Full Address x 2 LOWER TREBERT COTTAGE  
LLANFAIRWATERDINE  
KNIGHTON, POWYS  
LD11TS ✓

X *[Signature]* X

SIGNED as a Deed by  
LYNN MORRIS  
in the presence of:-

Lm

WITNESSES  
Signature x *Emmoris* ✓  
Full Name x EMMA MORRIS ✓  
Full Address x 2 LOWER TREBERT COTTAGE  
LLANFAIRWATERDINE, KNIGHTON  
POWYS LD11TS ✓

X *[Signature]* X

The Common Seal of Nottingham  
Building Society was hereunto  
Affixed in the presence of :-

*[Signature]*

JACQUELINE ASTON  
07/12/2017  
By authority of the Board of Directors