

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
WA435216

Edition date / Dyddiad yr
argraffiad 08.09.2016

- This official copy shows the entries on the register of title on 01 SEP 2025 at 10:26:55.
- 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 01 Sep 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 01 MEDI 2025 am 10:26:55.
- 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 01 Medi 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.

POWYS

- 1 (16.09.1988) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being land at Haimwood, Llandrinio.

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 (08.09.2016) PROPRIETOR: CAROLYN MARY ROBERTS of Vyrnwy Caravan Park, Llansantffraid SY22 6SY.

B: Proprietorship Register continued / Parhad o'r gofrestr perchnogaeth

- 2 (24.05.2001) The value stated as at 24 May 2001 was £10,000.
- 3 (08.09.2016) A Transfer to a former proprietor contains a covenant to observe and perform the covenants referred to in the Charges Register and of indemnity in respect thereof.

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 (16.09.1988) The land is subject to the following rights reserved by a Conveyance of the land in this title and other land dated 16 December 1971 made between (1) George Robert Richards (Vendor) and (2) Mark Ian Nixon (Purchaser):-

"Excepting and Reserving unto the Vendor and his successors in title the right of passage and running of water through the pipe laid partly under the property hereby conveyed for the benefit of the adjoining property now or formerly belonging to the Vendor and to enter upon the property hereby conveyed for the purpose of repairing maintaining renewing and cleansing the said pipe the Vendor and his successors in title making good all damage done thereby and restoring the surface as soon as may be"
- 2 (16.09.1988) The land is subject to the following rights reserved by a Conveyance of the land in this title dated 19 August 1988 made between (1) Mark Ian Nixon and Julia Irene Nixon (Vendors) and (2) Frank Moreton Roberts, Norah Roberts and David Clive Roberts (Purchaser):-

"EXCEPT AND RESERVING unto the Vendors in fee simple the right to maintain a water pipe line between the points marked A and B on the said plan at a depth sufficient to allow of all normal agricultural operations and to pass therethrough a supply of water for the benefit of the Vendor's retained land and together with all necessary rights to enter to clean to maintain and to inspect the said pipe line the person so exercising such rights making good all damage caused in such exercise and EXCEPT AND RESERVING unto the Vendors for the time that they shall jointly or severally occupy the holding known as Haimwood Llandrinio aforesaid to fish in the River Severn from the bank of the river forming part of The Property"

The pipe line and the points A and B referred to are shown by a blue broken line and reproduced respectively on the filed plan.

End of register / Diwedd y gofrestr