

Title Number : TGL431046

This title is dealt with by Land Registry, Telford 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 6 DEC 2016 at 15:12:43 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	: TGL431046
Address of Property	: 602, Mansfield Point, Rodney Road, London (SE17 1BA)
Price Stated	: £446,200
Registered Owner(s)	: TAN TING LUEN of 1 Alexandra View, 17-04 Ascentia Sky, Singapore, 158748 and care of Gordon & Co, 22 Long Acre, London WC2E 9LY and of 602 Mansfield Point, Rodney Road, London SE17 1BA.
Lender(s)	: Oversea-Chinese Banking Corporation Limited

Title number TGL431046

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 6 DEC 2016 at 15:12:43. 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. Except as mentioned below, the title includes any legal easements granted by the registered lease but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

SOUTHWARK

- 1 (18.09.2015) The Leasehold land demised by the lease referred to below which lies within the area shown edged with red on the plan of the above Title filed at the Registry and being 602, Mansfield Point, Rodney Road, London (SE17 1BA).

NOTE: The Apartment is on the sixth floor.

- 2 (18.09.2015) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:
Date : 15 June 2015
Term : 250 years commencing on 1 January 2015
Parties : (1) Lend Lease Residential (BH) Limited
(2) Trafalgar Place Residents Management Company Limited
(3) Tan Ting Luen

- 3 (18.09.2015) The Lease prohibits or restricts alienation.

- 4 (18.09.2015) The title includes any easements capable of subsisting at law referred to in clause LR11.1 of the registered lease but is subject to any rights that are granted or reserved by the lease and affect the registered land.

NOTE: The easements granted in Part 1 of the First Schedule are included in the title only so far as they are legal easements and the landlord had the power to grant the same.

- 5 (18.09.2015) The registrar has not seen any consent to the grant of this sub-lease that the superior lease, out of which it was granted, may have required.
- 6 (18.09.2015) The landlord's title is registered.

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 (18.09.2015) PROPRIETOR: TAN TING LUEN of 1 Alexandra View, 17-04 Ascentia Sky, Singapore, 158748 and care of Gordon & Co, 22 Long Acre, London WC2E 9LY and of 602 Mansfield Point, Rodney Road, London SE17 1BA.
- 2 (18.09.2015) The price, other than rents, stated to have been paid on the grant of the lease was £446,200.
- 3 (18.09.2015) RESTRICTION: No disposition of the registered estate

B: Proprietorship Register continued

(other than a charge) 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 paragraph 37.3 of the Third Schedule of the registered lease have been complied with.

- 4 (18.09.2015) 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 15 June 2015 in favour of Oversea-Chinese Banking Corporation Limited referred to in the Charges Register.

C: Charges Register

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

- 1 (18.09.2015) REGISTERED CHARGE dated 15 June 2015.
- 2 (18.09.2015) Proprietor: OVERSEA-CHINESE BANKING CORPORATION LIMITED (incorporated in Singapore) of 63 Chulia Street, 10-00, OCBC Centre East, Singapore, 049514.

End of register