

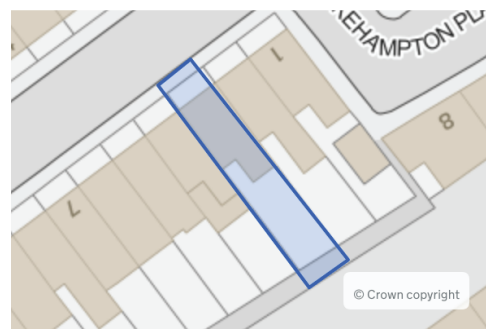
## Local land charges official search certificate

It is hereby certified that the search of land and property as shown below reveals registration up to and including the date and time of this certificate.

**Time and date** 9:50 on 22 November 2017

**Reference** 678 453 123

**Search results for** 3 Clinton Street  
Exeter  
EX4 1AX



Your charge results come from this extent

There are 8 local land charges in this area.

1

**Authority reference** JBC123/X36  
**HM Land Registry reference** LLC-1NMX  
**Category** Planning - Agreement  
**Location** 3 Clinton Street  
Exeter  
EX4 1AX

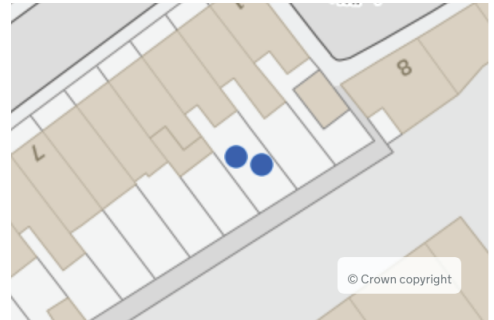


Charge extent is outlined on the map

**Originating authority** Exeter City Council  
**Creation date** 28 May 2011  
**Registration date** 1 June 2011  
**Expiry date** Not provided  
**Description** Change of use of land for a medical clinic and associated works  
**Source information** Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ

## 2

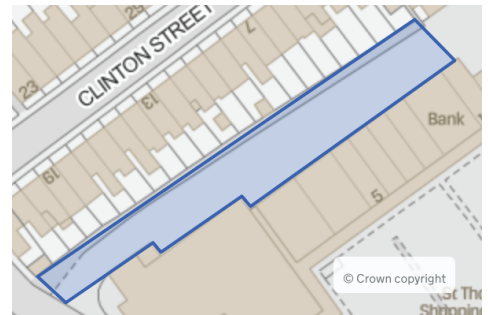
<b>Authority reference</b>	JBC123/C36
<b>HM Land Registry reference</b>	LLC-1GHF
<b>Category</b>	Planning - Tree preservation order (TPO)
<b>Location</b>	3 Clinton Street Exeter EX4 1AX
<b>Originating authority</b>	Exeter City Council
<b>Creation date</b>	11 February 1993
<b>Registration date</b>	14 February 1993
<b>Expiry date</b>	Not provided
<b>Description</b>	Tree preservation order in respect of one Plane Tree and one Tree of Heaven
<b>Source information</b>	Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ



Charge extent is outlined on the map

## 3

<b>Authority reference</b>	JTC325/Z22
<b>HM Land Registry reference</b>	LLC-1BDS
<b>Category</b>	Land compensation
<b>Land sold</b>	Land on the south side of Clinton Street
<b>Work done</b>	For the construction of a bypass
<b>Location</b>	3 Clinton Street Exeter EX4 1AX
<b>Originating authority</b>	Exeter City Council
<b>Creation date</b>	10 August 1983
<b>Registration date</b>	14 August 1983
<b>Expiry date</b>	1 September 2018

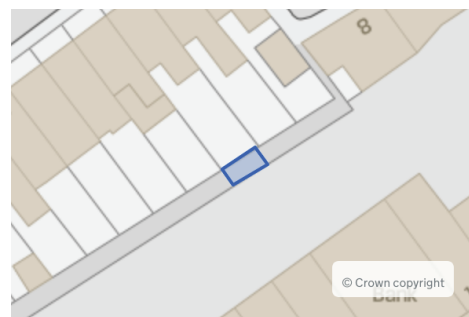


Charge extent is outlined on the map

<b>Description</b>	Land to the south of Clinton Street only includes EX4 1AX
<b>Source information</b>	Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ

## 4

<b>Authority reference</b>	JVQ900V55
<b>HM Land Registry reference</b>	LLC-1DEF
<b>Category</b>	Land compensation
<b>Amount</b>	£153024.15
<b>Agreed or estimated</b>	Agreed
<b>Ownership</b>	Leasehold
<b>Location</b>	3 Clinton Street Exeter EX4 1AX



Charge extent is outlined on the map

<b>Originating authority</b>	Exeter City Council
<b>Creation date</b>	27 April 2017
<b>Registration date</b>	29 April 2017
<b>Expiry date</b>	Not provided
<b>Description</b>	Notice of advance payment under section 52(8) of the Land Compensation Act (1973). Amount of the advance payment is £153,024.15 being 90% of the estimated compensation, including surveyor's fees of £2,031.75
<b>Source information</b>	Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ

## 5

<b>Authority reference</b>	JVQ9324t00
<b>HM Land Registry reference</b>	LLC-1FSW
<b>Category</b>	Financial
<b>Amount secured</b>	£6257.15
<b>Interest</b>	3%
<b>Location</b>	3 Clinton Street Exeter EX4 1AX
<b>Originating authority</b>	Exeter City Council
<b>Creation date</b>	22 March 2016
<b>Registration date</b>	22 March 2016
<b>Expiry date</b>	Not provided
<b>Description</b>	Private street works apportionment notices, served under section 190 Highways Act 1959.
<b>Source information</b>	Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ



Charge extent is outlined on the map

## 6

<b>Authority reference</b>	JVQ870V67
<b>HM Land Registry reference</b>	LLC-1PIK
<b>Category</b>	Financial
<b>Amount secured</b>	£312.60
<b>Interest</b>	Intetest may be payable
<b>Location</b>	3 Clinton Street Exeter EX4 1AX
<b>Originating authority</b>	Exeter City Council
<b>Creation date</b>	22 March 1965



Charge extent is outlined on the map

<b>Creation date</b>	22 March 1965
<b>Registration date</b>	22 March 1965
<b>Expiry date</b>	Not provided
<b>Source information</b>	Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ

## 7

<b>Authority reference</b>	JBC144/B17
<b>HM Land Registry reference</b>	LLC-1LRF
<b>Category</b>	Light obstruction notice
<b>Applicant name</b>	John Harris Property Development
<b>Applicant address</b>	1 High Street Exeter
<b>Location (dominant building)</b>	3 Clinton Street Exeter EX4 1AX
<b>Originating authority</b>	HM Land Registry
<b>Interest in land</b>	Freehold owner
<b>Date (temporary certificate)</b>	1 October 2017
<b>Expiry (temporary certificate)</b>	1 April 2018
<b>Height of servient land development</b>	32 metres
<b>Covers all or part of the extent</b>	All of the extent
<b>Source information</b>	LocalLandChargesRegister @landregistry.gov.uk



Charge extent is outlined on the map

<b>Authority reference</b>	JBC123/X33
<b>HM Land Registry reference</b>	LLC-1SNH
<b>Category</b>	Other - Smoke control order
<b>Location</b>	City of Exeter
<b>Originating authority</b>	Exeter City Council
<b>Creation date</b>	28 May 1961
<b>Registration date</b>	1 June 1961
<b>Expiry date</b>	Not provided
<b>Description</b>	District 4
<b>Source information</b>	Exeter City Council, Civic Centre Paris St, Exeter EX1 1JJ



Charge extent is outlined on the map