



Title register for:

3 Langham Court, South Ruislip, Ruislip, HA4 6RX (Leasehold)

Title number: AGL175146

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Register summary

Title number	AGL175146
Registered owners	Glyn Alec Woon-Sam 3 Langham Court, Station Approach, South Ruislip, Ruislip HA4 6RX
Last sold for	£185,000 on 22 December 2011

A: Property Register

This register describes the land and estates comprised in this title.

Entry number	Entry date	
1	2007-10-12	HILLINGDON The Leasehold land shown edged with red on the

plan of the above title filed at the Registry and being 3 Langham Court, Station Approach, South Ruislip, Ruislip (HA4 6RX).

NOTE: Only the first floor flat is included in the title.

2	2007-10-12	The title includes any legal easements granted by the registered lease but is subject to any rights that are granted or reserved by the said lease and affect the registered land.
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3	2007-10-12	There are excepted from the effect of registration all estates, rights, interests, powers and remedies arising upon, or by reason of, any dealing made in breach of the prohibition or restriction against dealings therewith inter vivos contained in the Lease.
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4	2007-10-12	<p>Short particulars of the lease(s) (or under-lease(s)) under which the land is held: Date : 20 July 2007 Term : 125 years from 20 July 2007</p> <p>Parties : (1) Sinclair Gardens Investments (Kensington) Limited (2) Brenda Yvonne Waring</p> <p>NOTE 1: The original lease dated 30 October 1957 referred to in the above lease was formerly registered under MX349516</p> <p>NOTE 2: By a Deed dated 21 July 1987 made between (1) Sinclair Gardens Investments (Kensington) Limited and (2) Brenda Yvonne Waring the terms of the original lease dated 30 October 1957 referred to above were expressed to be varied</p> <p>NOTE 3: Copy filed under MX349516</p>
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5	2007-10-12	The landlord's title is registered.
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B: Proprietorship Register

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

Class of Title: Title absolute

Entry number	Entry date	
1	2016-03-07	PROPRIETOR: GLYN ALEC WOON-SAM of 3 Langham Court, Station Approach, South Ruislip, Ruislip HA4 6RX.
2	2012-01-10	The price stated to have been paid on 22 December 2011 was £185,000.
3	2012-01-10	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	2012-01-10	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 22 December 2011 in favour of Santander UK PLC referred to in the Charges Register.
5	2016-03-07	The Transfer to the proprietor contains covenants in respect of the Charge dated 22 December 2011 referred to in the Charges Register.

C: Charges Register

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

Class of Title: Title absolute

Entry number	Entry date	
1	2007-10-12	A Conveyance of the freehold estate in the land in this title and other land dated 19 December 1938 made between (1) The Reverend George Derek Barnsley and others (Vendors) (2) The Ecclesiastical Commissioners for England (the Commissioners) (3) The Dean and Canons of the King's Free Chapel of St.George and (4) Davis Estates Limited (Purchaser) contains covenants details of which are set out in the schedule of restrictive covenants hereto.
2	2012-01-10	REGISTERED CHARGE dated 22 December 2011.
3	2012-01-10	Proprietor: SANTANDER UK PLC (Co. Regn. No. 2294747) of Deeds Services, 101 Midsummer Boulevard, Milton Keynes MK9 1AA.
4	2007-10-12	<p>The following are details of the covenants contained in the Conveyance dated 19 December 1938 referred to in the Charges Register:-</p> <p>"The Purchaser to the intent and so as to bind so far as practicable the said hereditaments hereinbefore expressed to be hereby conveyed into whosoever hands the same may come and so as to enure for the benefit and protection of the neighbouring property now forming part of the glebe lands belonging to the said Vicarage doth hereby covenant with the Vendor and also by way of separate covenant with the Commissioners as follows that is to say:-</p> <p>1. THAT the Purchaser will forthwith at its own expense erect upon all sides of the property hereby conveyed close-boarded fences five feet six inches in height.</p>

2. THAT no buildings shall be erected upon the said property except in accordance with plans and designs which shall have been previously submitted in duplicate to and approved in writing by the Surveyors of the Vendor for the time being whose fee of One pound One Shilling in respect of each building comprised in such plans and designs shall be payable by the Purchaser upon demand.

3. THAT no building shall be erected upon the said land of less value in materials and labour than Three Hundred Pounds and containing less than three bedrooms."