



Official copy of register of title

Title number SYK100732

Edition date 16.09.2016

This official copy shows the entries on the register of title on 08 MAR 2019 at 09:08:04.

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The date at the beginning of an entry is the date on which the entry was made in the register.

Issued on 08 Mar 2019.

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, Nottingham Office.

A: Property Register

This register describes the land and estate comprised in the title.

SOUTH YORKSHIRE : BARNSELEY

1 (20.09.1979) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 72 Oxford Street, Barnsley (S70 4PH).

2 The mines and minerals together with ancillary powers of working are excepted.

3 The land has the benefit of the rights granted by but is subject as mentioned in a Conveyance of the land in this title dated 28 August 1972 made between (1) Charles William Oxley Squire and Margaret Oxley Goodyear and (2) Phyllis Ann Howell (Purchaser) in the following terms:-

"TOGETHER with but SUBJECT to all rights easements and quasi-easements at present enjoyed in connection with or affecting the same or the roads or ways adjoining the same or leading thereto in like manner and to the like extent as the same have hitherto been enjoyed AND PARTICULARLY RESERVING to the owners or occupiers for the time being of the adjoining dwellinghouse Number 70 Oxford Street aforesaid (i) a right of way at all times and for all purposes in connection with the use and enjoyment of the said adjoining property over and along that portion of the land at the rear of the property hereby conveyed as is necessary for obtaining access to and egress from the said adjoining property to the back road and Pindar Oaks Street and the water closet and ashes bin place hereinafter mentioned and (ii) a full and free right (in common with the Purchaser and her successors in title) to use the water closet and ashes bin place situate on land belonging to or occupied with the property hereby conveyed Subject to the payment of one half of the cost of maintaining and repairing the same."

4 The Conveyance dated 28 August 1972 referred to above contains the following provision:-

"IT IS HEREBY AGREED AND DECLARED as follows:-

(a) That the walls dividing the dwellinghouse hereby conveyed from the adjoining dwellinghouse on the west side thereof are mesne or party walls and the rights and liabilities in respect thereof shall be as is defined by Section 38 of the Law of Property Act 1925

A: Property Register continued

(b) That any fall pipes spouts drains gutters and similar privileges of a continuous nature at present jointly used and enjoyed by the property hereby conveyed and the said adjoining property and the west side thereof shall continue to be so used and enjoyed and shall be maintained and repaired accordingly and the costs thereof borne by the owners or occupiers for the time being of the said property in fair proportionate shares."

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 (24.08.2005) PROPRIETOR: MICHAEL DAVID FULLER and NATALIE DAWN FULLER of 72 Oxford Street, Barnsley, South Yorkshire S70 4PH.
- 2 (24.08.2005) The price stated to have been paid on 30 June 2005 was £79,950.
- 3 (24.08.2005) RESTRICTION: No transfer or lease 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 30 June 2005 in favour of Landmark Mortgages Limited referred to in the Charges Register.

C: Charges Register

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

- 1 (24.08.2005) REGISTERED CHARGE dated 30 June 2005.
- 2 (24.08.2005) Proprietor: LANDMARK MORTGAGES LIMITED (Co. Regn. No. 3273685) of Admiral House, Harlington Way, Fleet, Hampshire GU51 4YA.
- 3 (24.08.2005) The proprietor of the Charge dated 30 June 2005 referred to above is under an obligation to make further advances. These advances will have priority to the extent afforded by section 49(3) Land Registration Act 2002.

End of register

H.M. LAND REGISTRY		TITLE NUMBER	
		SVK 100732	
ORDNANCE SURVEY PLAN REFERENCE	COUNTY	SHEET	NATIONAL GRID
	SOUTH YORKSHIRE		SE 3505
			SECTION F
Scale: 1/1250		BARNSELY DISTRICT	© Crown copyright 197



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.

These are the notes referred to on the following official copy

The electronic official copy of the title plan follows this message.

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

This official copy was delivered electronically and when printed will not be to scale. You can obtain a paper official copy by ordering one from HM Land Registry.

This official copy is issued on 08 March 2019 shows the state of this title plan on 08 March 2019 at 09:08:05. It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002). This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground. This title is dealt with by the HM Land Registry, Nottingham Office .

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