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Official copy of register of title

Title number HD518165

Edition date 03.07.2012

- This official copy shows the entries on the register of title on 01 MAY 2018 at 15:48:29.
- 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 May 2018.
- 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, Leicester Office.

A: Property Register

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

HERTFORDSHIRE : ST ALBANS

- 1 (05.12.2006) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being Land lying to the north of St James Road, Harpenden.
- 2 (03.07.2012) The land has the benefit of the rights granted by but is subject to the rights reserved by the Transfer dated 24 April 2012 referred to in the Charges Register.

NOTE: Other than so far as it affects title HD462132 the reservation of the rights in the Transfer has not been completed by registration in accordance with section 27 of the Land Registration Act 2002 and so does not operate at law.

- 3 (03.07.2012) The Transfer dated 24 April 2012 referred to above contains a provision as to light or air.

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 (03.07.2012) PROPRIETOR: HARPENDEN TOWN COUNCIL of Town Hall, Leyton Road, Harpenden, Hertfordshire AL5 2LX.
- 2 (03.07.2012) RESTRICTION: No disposition of the registered estate (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 St Albans District Council of Council Offices, Civic Centre, St Peter's Street, St Albans, Hertfordshire AL1 3JE that the provisions of clause 12.5.1(1)(b) of the Transfer dated 24 April 2012 referred to in the Charges Register have been complied with or that they do not apply to the disposition.
- 3 (03.07.2012) RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate or by

B: Proprietorship Register continued

the proprietor of any registered charge, not being a charge registered before the entry of this restriction, is to be registered without a written consent signed by St Albans District Council of Council Offices, Civic Centre, St Peter's Street, St Albans, Hertfordshire AL1 3JE.

- 4 (03.07.2012) RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate or 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 St Albans District Council of Council Offices, Civic Centre, St Peter's Street, St Albans, Hertfordshire AL1 3JE or their conveyancer that the provisions of clause 3 of Schedule 2 of the Transfer dated 24 April 2012 referred to in the Charges Register have been complied with or that they do not apply to the disposition.

C: Charges Register

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

- 1 (05.12.2006) A Conveyance dated 29 June 1905 made between (1) George Nisbet Marten and Charles Thomas Part and (2) Walter Budworth Jessopp contains restrictive covenants but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.

- 2 (05.12.2006) A Conveyance dated 26 November 1925 made between (1) Isabella Ann Herring and (2) Frank Owen Salisbury contains the following covenants:-

That no house should be erected or built upon the said land or any part thereof at a less cost than £800 in materials and labour of construction only exclusive of stabling garage and offices.

NOTE: No copy of the words of covenant was supplied on first registration.

By a Deed dated 14 December 1936 made between (1) Isabella Anne Herring and (2) Urban District Council of Harpenden the said covenants were expressed to be released.

- 3 (05.12.2006) The land is subject to the rights granted by a Conveyance of the land edged blue on the title plan dated 1 April 1971 made between (1) The Urban District Council of Harpenden and (2) The Eastern Electricity Board.

NOTE: Copy filed under HD457628.

- 4 (03.07.2012) A Transfer of the land in this title dated 24 April 2012 made between (1) St Albans District Council and (2) Harpenden Town Council contains restrictive covenants.

NOTE: Copy filed.

- 5 (03.07.2012) The Transfer dated 24 April 2012 referred to above contains a right of pre-emption in favour of St Albans District Council.

- 6 (03.07.2012) REGISTERED CHARGE dated 24 April 2012.

- 7 (03.07.2012) Proprietor: ST ALBANS DISTRICT COUNCIL of Council Offices, Civic Centre, St Peters Street, St Albans, Hertfordshire AL1 3JE.

End of register