



Official copy of register of title

Title number GM519752

Edition date 03.12.2019

- This official copy shows the entries on the register of title on 06 Dec 2019 at 15:24:59.
- 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 06 Dec 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 Fylde Office.

A: Property Register

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

GREATER MANCHESTER : BURY

- 1 (28.10.1986) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being land lying to the east of Railway Street, Ramsbottom.
- 2 The land was formerly copyhold of the Manor of Tottington and the rights saved to the lord by the 12th Schedule of the Law of Property Act, 1922 are excepted from the registration.

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 (12.10.2010) PROPRIETOR: REOC 3 Limited (incorporated in Isle of Man) of 25 Athol Street, Douglas, Isle of Man, IM1 1LB.
- 2 (12.10.2010) The price stated to have been paid on 13 July 2010 for the land in this title and in other titles was £1,120,000.
- 3 (12.10.2010) The Transfer to the proprietor contains a covenant to observe and perform the covenants referred to in the Charges Register and of indemnity in respect thereof.

C: Charges Register

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

- 1 A Conveyance of the land tinted blue on the filed plan and other land dated 17 January 1901 made between (1) John Grant Lawson and (2) Whitecroft Industrial Holdings Limited contains exceptions and reservations and other matters but neither the original conveyance nor a certified copy or examined abstract thereof was produced on first registration.
- 2 A Conveyance of the land tinted blue on the filed plan and other land

C: Charges Register continued

dated 2 December 1967 made between (1) Whitecroft Industrial Holdings Limited (Vendor) (2) Kenneth Dugald Stewart and others and (3) Fuzismoon Limited (Purchaser) contains the following covenants:-

The Purchaser hereby covenants with the Vendor

(a) for the benefit and protection of the vendors adjoining and neighbouring property (being the residue of the property purchased by it under the said conveyance of the seventeenth day of January One thousand nine hundred and one) with the intent and so as to bind so far as practicable the land comprised in the first second and third schedule hereto and every part thereof into whosoever hands the same may come that the purchaser will not use or cause or permit to be used the said property on any part thereof or any way appertaining thereto for the trade or business of bleaching or dyeing or printing or finishing of fabrics or yarn or waste or any trade or business of which any of these processes form a part however slight.

NOTE: The land referred to in the first schedule comprises the land tinted blue on the filed plan and other land. The land referred to in the second and third schedules does not affect the land in this title.

- 3 (05.04.2004) The land in this title is subject to the rights granted by a Deed of Grant of Easement dated 2 April 2004 made between (1) Mondi Paper Limited and (2) Transco plc.

The said Deed also contains restrictive covenants by the grantor.

NOTE: Copy filed.

- 4 (20.07.2010) The land is subject to the rights granted by a Deed dated 13 July 2010 made between (1) Mondi Holcombe Limited and (2) The Trustees of the Ramsbottom Cricket Club.

NOTE: Copy filed under GM87646.

- 5 (03.12.2019) UNILATERAL NOTICE in respect of a contract to purchase dated 26 November 2019 made between (1) REOC 3 Limited and (2) Ecclestone Homes Limited.

- 6 (03.12.2019) BENEFICIARY: Ecclestone Homes Limited (Co. Regn. No. 07612652) of Suite 114, Newton House, 406 The Quadrant, Warrington WA3 6FW.

End of register