Land Registry

Official copy of register of title

Title number WSX170949 Edition date 29.10.2008

- This official copy shows the entries on the register of title on 02 Jul 2009 at 11:20:02.
- 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 02 Jul 2009.
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- For information about the register of title see Land Registry website www.landregistry.gov.uk or Land Registry Public Guide *1-A guide to the information we keep and how you can obtain it.*
- This title is dealt with by Land Registry Portsmouth Office.

A: Property Register

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

WEST SUSSEX : ADUR

1 (05.05.1992) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Land lying to the South of West Street, Sompting, Lancing.

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 (29.10.2008) PROPRIETOR: FRANCIS ANTHONY CARNELL and CATHERINE CARNELL of The Old Post Office, West Street, Sompting, West Sussex.

2 (29.10.2008) The price stated to have been paid on 24 October 2008 was £30,000.

3 (29.10.2008) 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.

C: Charges Register

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

1 (05.05.1992) A Transfer of the land in this title dated 14 April 1992 made between (1) Ethel Atterbury (Transferor) and (2) William Dennis Peters and Jeanne Irene Peters (Transferee) contains the following covenants:-

"The Transferee hereby covenants with the Transferor and his successors in title for the benefit of each and every part of the land retained by the

C: Charges Register continued

Transferor:-

1. The land hereby transferred shall not be used for any purpose other than as appurtenant to the adjoining land of the Transferee known as Brooklands.

2. The Transferee shall not use or permit to be used the whole or any part of the land for any trade or business whatsoever or in any way which may become a nuisance or annoyance to the Transferor or her successors in title.

3. The Transferee will hereafter maintain a 6' high close-boarded fence or such other fence as the Transferor or her successors in title may reasonably require on the boundary of the land hereby transferred between the points marked 'A' and 'B' on the plan annexed hereto".

NOTE: The points A and B referred to affect the eastern boundary of the land in this title.

2 (05.05.1992) The land is subject to the following rights reserved by the Transfer dated 14 April 1992 referred to above:-

"reserved to the Transferor all such easements rights privileges and advantages (if any) over the property as would by virtue of the Law of Property Act 1925 Section 62 have passed on a Conveyance for a third party of the adjoining or neighbouring land of the Transferor if that had been executed one day prior to the date of this Deed and they had been diversely of occupation at that date and in particular the right of uninterrupted and unimpeded access of light and air to the adjoining or neighbouring land of the Transferor"

3 (03.10.2008) By a Deed dated 2 October 2008 made between (1) Malcolm Nigel Atterbury and Alan Richard Atterbury and (2) William Dennis Peters the covenant at clause 1 contained in the Transfer dated 14 April 1992 referred to above was expressed to be released.

NOTE:-Copy filed.

4 (29.10.2008) A Transfer dated 24 October 2008 made between (1) William Dennis Peters and (2) Francis Anthony Carnell and Catherine Carnell contains restrictive covenants.

NOTE: Copy filed.

5 (29.10.2008) The land is subject to the rights reserved by the Transfer dated 24 October 2008 referred to above.

End of register

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 Land Registry.

This official copy is issued on 02 July 2009 shows the state of this title plan on 02 July 2009 at 11:20:02. 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. See Land Registry Public Guide *19 - Title Plans and Boundaries.*

This title is dealt with by the Land Registry, Portsmouth Office .

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