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Official copy of register of title

Title number CU176827

Edition date 19.09.2018

This official copy shows the entries on the register of title on 06 FEB 2019 at 10:31:06.

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 Feb 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, Durham Office.

A: Property Register

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

CUMBRIA : EDEN

- 1 (15.07.2002) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being Hasty Brow, Bowscar, Penrith (CA11 9NW).
- 2 (15.07.2002) The land has the benefit of the following rights granted by a Conveyance of the land in this title dated 16 February 1972 made between (1) Mary Eleanor Lister and John Lister (Vendors) and (2) John Westgarth and Jaqueline Margaret Westgarth (Purchasers):-

"The following rights are included in this Conveyance in favour of the Purchasers and their successors in title and all persons authorised by them (a) the right to connect to an electricity supply from a pole to the east of Hasty Bank across Nos. 106 and 595 on the O.S. Map and the Vendors agree that if required they will grant a wayleave to the Electricity Board giving effect to such right (b) the right to drain the effluent from a septic tank constructed or to be constructed on the Property into field No. 595 in an Eastern direction from the Property provided that the Purchasers shall (i) give reasonable notice to the occupier of his intention to exercise these rights and (ii) make good any damage resulting from their exercising these rights"
- 3 (10.07.2017) As to the part tinted pink on the title plan, the mines and minerals together with ancillary powers of working are excepted with provision for compensation in the event of damage caused thereby.

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 (19.09.2018) PROPRIETOR: JANE LITTLEPROUD of Hasty Brow, Bowscar, Penrith CA11 9NW.
- 2 (19.09.2018) The price stated to have been paid on 7 September 2018 was £425,000.

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C: Charges Register

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

- 1 (19.09.2018) REGISTERED CHARGE dated 7 September 2018.
- 2 (19.09.2018) Proprietor: NATIONWIDE BUILDING SOCIETY of Nationwide House, Pipers Way, Swindon L SN38 1NW.

End of register