



## Title register for:

**1 White Lion Parade, Longridge, Preston, PR3 3UN (Leasehold)**

**Title number: LAN251738**

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## Register summary

<b>Title number</b>	LAN251738
<b>Registered owners</b>	Heylo Housing Registered Provider Limited 5th Floor, 1 New Change, London EC4M 9AF 6th Floor, Design Centre East, Chelsea Harbour, London SW10 0XF
<b>Last sold for</b>	No price recorded

## A: Property Register

This register describes the land and estates comprised in this title.

<b>Entry number</b>	<b>Entry date</b>	
1	2021-09-08	LANCASHIRE : RIBBLE VALLEY

		The Leasehold land demised by the lease referred to below which lies within the area shown edged with red on the plan of the above Title filed at the Registry and being 1 White Lion Parade, Longridge, Preston (PR3 3UN).
2	2021-09-08	The mines and minerals are excepted from the land comprised in the Conveyance dated 22 June 1929 referred to in the Charges Register.
3	2021-09-08	The land has the benefit of any legal easements granted by the Transfer dated 28 June 2021 referred to in the Charges Register but is subject to any rights that are reserved by the said deed and affect the registered land.
4	2021-09-08	The Transfer dated 28 June 2021 referred to in the Charges Register contains provisions as to light or air and boundary structures.
5	2021-09-08	<p>Short particulars of the lease(s) (or under-lease(s)) under which the land is held:</p> <p>Date : 28 June 2021</p> <p>Term : 999 years beginning on 28 June 2021</p> <p>Parties : (1) HH NO. 2 LIMITED (2) HEYLO HOUSING REGISTERED PROVIDER LIMITED</p> <p>NOTE: The tenant is under an obligation to offer to surrender the lease in the circumstances therein mentioned.</p>
6	2021-09-08	The Lease prohibits or restricts alienation.
7	2021-09-08	The landlord's title is registered.

## B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

**Class of Title:** Title absolute

<b>Entry number</b>	<b>Entry date</b>	
1	2021-09-08	PROPRIETOR: HEYLO HOUSING REGISTERED PROVIDER LIMITED (Co. Regn. No. 06573772) of 5th Floor, 1 New Change, London EC4M 9AF and of 6th Floor, Design Centre East, Chelsea Harbour, London SW10 0XF.
2	2021-09-08	RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate is to be registered without a certificate signed by a conveyancer that the provisions of paragraph 1.3.2 of Schedule 5 of a Grant Agreement dated 19 June 2018 and made between (1) the Homes and Communities Agency and (2) Heylo Housing Limited 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.

**Class of Title:** Title absolute

<b>Entry number</b>	<b>Entry date</b>	
1	2021-09-08	Certain of the deeds and documents of title having been lost the land is subject to such restrictive covenants as may have been imposed thereon before 6 March 2009 and are still subsisting and capable of being enforced.
2	2021-09-08	A Conveyance of unknown land dated 9 February 1867 made between (1) William Thornborrow and others of the first three parts and (4) Robert Smith

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		contains restrictive covenants but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
3	2021-09-08	A Conveyance of unknown land dated 6 April 1870 made between (1) Abraham Sedgwick and others of the first three parts and (4) Robert Smith contains restrictive covenants but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
4	2021-09-08	A Conveyance of unknown land dated 15 August 1921 made between (1) Thomas Greenall (2) Thomas Parkinson and (3) Ruth Ellen Johnson contains restrictive covenants and reservations but neither the original deed nor a certified copy or examined abstract thereof was supplied on first registration.
5	2021-09-08	The land in this title is subject to the rights granted by a Conveyance of Dilworth House dated 1 October 1924 made between (1) Oswald Aloysius Goodier and (2) John Ditchfield.  NOTE: No copy of the deed referred to is held by Land Registry.
6	2021-09-08	A Conveyance of unknown land dated 22 June 1929 made between (1) The London Midland and Scottish Railway Company and (2) Thomas Croft & Sons Limited contains restrictive covenants but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
7	2021-09-08	The land is subject to the rights contained in an Agreement dated 31 July 1929 made between (1) Thomas Croft & Sons Limited and (2) John Edward Ratcliffe but neither the original deed nor a

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		certified copy or examined abstract thereof was produced on first registration.
8	2021-09-08	A Conveyance of unknown land dated 31 December 1937 made between (1) John Dewhurst (2) Ellen Sharp and Isabella Haydock and (3) Thomas Croft & Sons Limited contains restrictive covenants but neither the original deed nor a certified copy or examined abstract thereof were lodged on first registration.
9	2021-09-08	<p>The land is subject to any rights that are granted by a Transfer of an electricity sub-station lying to the north of Dilworth Lane dated 23 November 2016 made between (1) Taylor Wimpey UK Limited and (2) ESP Electricity Limited and affect the registered land.</p> <p>The said Deed also contains restrictive covenants by the transferor.</p> <p>NOTE: Copy filed under LAN184873.</p>
10	2021-09-08	<p>A Transfer dated 28 June 2021 made between (1) Taylor Wimpey Limited and (2) HH No 2 Limited contains restrictive covenants.</p> <p>NOTE: Copy filed under LAN251698.</p>
11	2021-09-08	The Transfer dated 28 June 2021 referred to above contains a covenant as to the grant of rights in the events therein mentioned.
12	2021-09-08	The land is subject to any rights that are reserved by clause LR11.2 of the registered lease dated 28 June 2021 and affect the registered land.
13	2023-06-22	The land is subject to the lease set out in the schedule of leases hereto.

Registration Date : 09.09.2021  
Plan Reference :  
Property Description : 1 White Lion Parade

Date of Lease : 28.06.2021  
Term : 125 years from 28 June 2021

Lessee's Title : LAN251795

NOTE: The lease contains provisions entitling the tenant to require that the reversionary estate in the land demised be transferred in the circumstances therein mentioned.