

Title Number : K191413

This title is dealt with by HM Land Registry, Croydon Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

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This extract shows information current on 13 MAR 2021 at 12:16:03 and so does not take account of any application made after that time even if pending in HM Land Registry when this extract was issued.

REGISTER EXTRACT

Title Number	: K191413
Address of Property	: 16 Broom Mead, Bexleyheath (DA6 7NY)
Price Stated	: £247,000
Registered Owner(s)	: JAMES PHILIP TYLER and LOUISE TYLER of 16 Broom Mead, Bexleyheath DA6 7NY.
Lender(s)	: Lloyds Bank PLC

Title number K191413

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 13 MAR 2021 at 12:16:03. This copy does not take account of any application made after that time even if still pending in HM Land Registry when this copy was issued.

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A: Property Register

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

BEXLEY

1 (30.08.1963) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 16 Broom Mead, Bexleyheath (DA6 7NY).

2 The Conveyance dated 12 May 1959 referred to in the Charges Register contains the following provision:-

"Provided always and it is hereby declared that the Purchasers and their successors in title shall not be entitled to any right of access of light or air to any buildings to be erected on the land hereby conveyed which would restrict or interfere with the free user of any other part of the adjoining or adjacent land of the Vendors for building or other purposes."

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 (12.11.2013) PROPRIETOR: JAMES PHILIP TYLER and LOUISE TYLER of 16 Broom Mead, Bexleyheath DA6 7NY.

2 (12.11.2013) The price stated to have been paid on 4 November 2013 was £247,000.

C: Charges Register

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

1 A Conveyance of the land in this title dated 12 May 1959 made between (1) Alexander Land Company Limited (Vendors) (2) Midland Bank Limited and (3) Richard Dixon and Elizabeth Crossley Dixon (Purchasers) contains covenants details of which are set out in the schedule of restrictive covenants hereto.

2 (12.11.2013) REGISTERED CHARGE dated 4 November 2013.

3 (12.11.2013) Proprietor: LLOYDS BANK PLC (Co. Regn. No. 2065) of Registrations, Secured Assets, Barnett Way, Gloucester GL4 3RL.

Schedule of restrictive covenants

1 The following are details of the covenants contained in the Conveyance dated 12 May 1959 referred to in the Charges Register:-

"The Purchasers hereby jointly and severally covenant with the Vendors

Schedule of restrictive covenants continued

that the Purchasers and their successors in title

(a) will erect and henceforth forever maintain the fences marked with the letter "T" within the boundary line of the said property on the said plan hereunto annexed

(b) will not erect any external television aerials on the land hereby conveyed or on any building erected thereon or on any part thereof

The Purchasers hereby jointly and severally covenant with the Vendors (with intent and so as to bind so far as practicable the property hereby conveyed into whosoever hands the same may come and for the benefit and protection of the Vendors' Broomfield Estate and all parts thereof but not so as to render the Purchasers personally liable in damages for any breach of this covenant committed after they shall have parted with all interest in the said property hereby conveyed) that the Purchasers and their successors in title will at all times hereafter observe and perform the covenants restrictions and stipulations contained in the Third Schedule hereto.

THE THIRD SCHEDULE

1. Not to erect any buildings shed or other erection on the land in front of the building line.
2. Not without the written consent of the Vendors to carry on or suffer to be carried on upon the land or any part thereof any trade or business for use or suffer to be used any buildings to be erected thereon for any purposes other than a private dwellinghouse with outbuildings thereto or for carrying on the profession of a duly qualified Physician or Surgeon or Solicitor.
3. Not to use the land or any portion thereof or any building or erection thereon for advertisement purposes or permit any advertisement to be display thereon.
4. The Purchasers shall not do or permit to be done upon the land or any building erected thereon anything which may be or become a nuisance or disturbance to the Vendors or the owner or owners of any adjoining land.
5. The Vendors reserve the right to modify their restrictions as regards any other property on the Broomfield Estate.

NOTE 1: The western boundary is marked T as referred to in Clause (a) above

NOTE 2: No building line as referred to in Clause 1 above is marked on plan to Conveyance.

End of register

H. M. LAND REGISTRY

NATIONAL GRID PLAN

TQ 4974

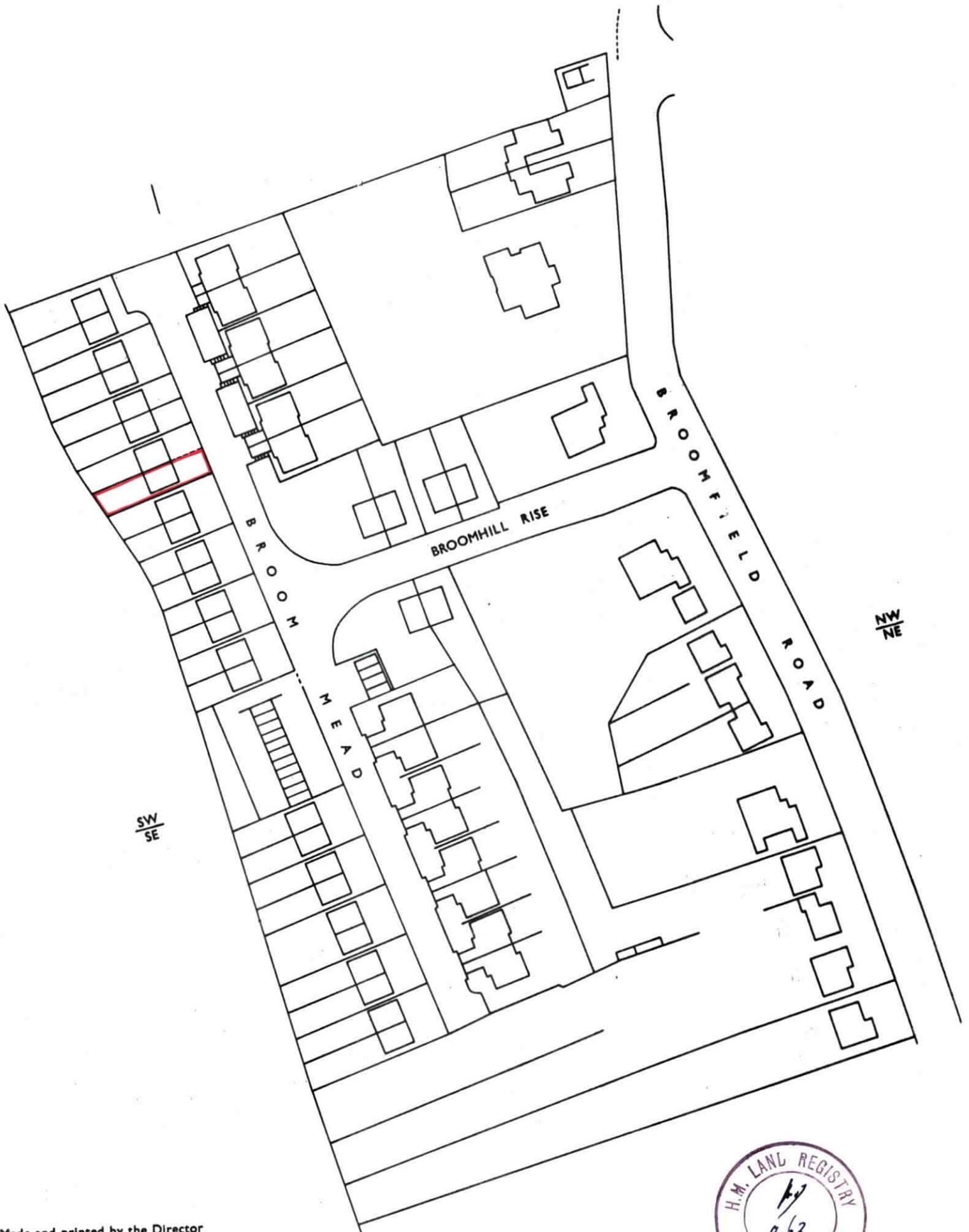
SECTION K

KENT

Scale 1/1250



BEXLEY PARISH



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Filed Plan of Title No. **K 191413**

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