



Title number GM854144

Edition date 18.03.2015

- This official copy shows the entries on the register of title on 04 MAR 2021 at 14:16:24.
- 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 04 Mar 2021.
- 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. Except as mentioned below, the title includes any legal easements granted by the registered lease but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or affect the registered land.

GREATER MANCHESTER : ROCHDALE

- 1 (18.10.2000) The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being 7 to 11 (odd) Oldham Road, Rochdale (OL16 1UA).

NOTE 1: As to the part tinted brown on the filed plan only the ground and first floors are included in the title.

NOTE 2: As to the part tinted blue on the filed plan only the basement and first floors are included in the title.

NOTE 3: As to the part tinted yellow on the filed plan only the ground floor is included in the title.

NOTE 4: As to the part tinted pink on the filed plan only the first floor is included in the title.

- 2 (18.10.2000) The mines and minerals together with ancillary powers of working are excepted.

- 3 (18.10.2000) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:

Date : 9 December 1998

Term : 999 years from 25 March 1998

Rent : as therein mentioned

Parties : (1) Hoban Properties Limited

(2) Brian Andrew Reynolds and Nicola Kaye Reynolds

- 4 (18.10.2000) There are excepted from the effect of registration all estates, rights, interests, powers and remedies arising upon, or by reason of, any dealing made in breach of the prohibition or restriction against dealings therewith inter vivos contained in the Lease.

- 5 (18.10.2000) The landlord's title is registered.

- 6 Unless otherwise mentioned the title includes any legal easements granted by the registered lease(s) but is subject to any rights that it reserves, so far as those easements and rights exist and benefit or

Title number GM854144

A: Property Register continued

affect the registered land.

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 (18.03.2015) PROPRIETOR: NORIN AKHTAR of 57 Abbott Street, Rochdale OL11 3HJ.
- 2 (18.03.2015) The value as at 24 February 2015 was stated to be between £100,001 and £200,000.

End of register

HM Land Registry
Official copy of
title plan

Title number **GM854144**
Ordnance Survey map reference **SD8913SE**
Scale **1:500** enlarged from 1:1250
Administrative area **Greater Manchester: Rochdale**



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This official copy issued on 4 March 2021 shows the state of this title plan on 4 March 2021 at 14:21:59.

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.

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



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