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Please note that this is the only official copy we will issue. We will not issue a paper official copy.



# Official copy of register of title

Title number GM947066

Edition date 17.01.2018

- This official copy shows the entries on the register of title on 22 APR 2020 at 14:54:51.
- 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 22 Apr 2020.
- 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.

GREATER MANCHESTER : MANCHESTER

- 1 (27.11.2003) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being 4 Lancing Avenue, Manchester (M20 6ET).
- 2 (27.11.2003) The mines and minerals together with ancillary powers of working are excepted with provision for compensation in the event of damage caused thereby.
- 3 (27.11.2003) The Conveyance dated 27 April 1910 referred to in the Charges Register contains the following provision:-  
  
"PROVISO that the enjoyment by said A. Hollows of access and use of light and air to any buildings on said land and the use of gutters spouts or other projections projecting over land of said R. Hollows should at all times as against said R. Hollows his executors and assigns be deemed to be enjoyed by consent to the intent that said A.Hollows should not acquire easement or right in respect thereof"

## 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 (17.01.2018) PROPRIETOR: ANDREW NICHOLAS BLAIR of 4 Lancing Avenue, Manchester M20 6ET.
- 2 (17.01.2018) The price stated to have been paid on 16 November 2017 was £158,538.

## C: Charges Register

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

- 1 (27.11.2003) A Conveyance of the land in this title and other land dated 27 April 1910 made between (1) Robert Hollows and (2) Arthur

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## C: Charges Register continued

Hollows contains the following covenants:-

"COVENANTS by the said Arthur Hollows .....  
to leave open and unbuilt upon so much of said land as forms part of  
Lancaster Avenue..... r permit or suffer to be used exercised or  
carried on in or upon said plot of land any Trade or business  
whatsoever or any building to be used except as dwellinghouses".

NOTE: Lancaster Avenue is now known as Lancing Avenue.

End of register