QualitySolicitors
HSK

Our Ref: KL/KP/25919

Contact: Kim Landa
Date: 1st August 2013

Mardi Food Stores
311 Moston Lane
Manchester
M40 9NL

Dear Sirs

***Re: 311 Moston Lane***

We refer to the above matter and now enclose a copy of the landlords title for your consideration.

Yours faithfully

**Quality Solicitors HSK**

No hidden costs · Same day response · Direct lawyer contact · First

and Registry

# Official copy of register of title

**Title number LA43959** | **Edition date 10.04.2013**

- This official copy shows the entries in the register of title on 15 April 2013 at 13:35:22.
- 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 15 April 2013.
- Under s.67 of the Land Registration Act 2002, this copy is admissible in evidence to the same extent as the original.
- For information about the register of title see Land Registry website www.landregistry.gov.uk or Land Registry Public Guide *1 - A guide to the information we keep and how you can obtain it.*
- This title is dealt with by Land Registry Fylde Office.

## A: Property register

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

GREATER MANCHESTER : MANCHESTER

1 (11.06.1964) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 311 Moston Lane, Manchester (M40 9NL).

2 A Conveyance of the land in this title dated 18 March 1947 made between (1) The Midland Bank Executor and Trustee Company Limited (Vendor) and (2) Ellen Butterworth (Purchaser) contains the following provision:-

"IT IS HEREBY AGREED AND DECLARED that the walls and fences separating the premises hereby conveyed from the adjoining premises numbered 309 and 313 Moston Lane aforesaid are party walls and fences and shall at all times be used maintained and enjoyed accordingly and the Vendor and the Purchaser and their respective successors in title shall have the same rights as to light water drainage and all other easements or quasi-easements as if the premises hereby conveyed and the said adjoining premises had continued to form the subject of one ownership."

## 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