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# Official copy of register of title

Title number MS376571

Edition date 13.11.2013

- This official copy shows the entries on the register of title on 04 MAY 2022 at 15:16:39.
- 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 May 2022.
- 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, Birkenhead Office.

## A: Property Register

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

MERSEYSIDE : WIRRAL

- 1 (23.05.1996) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being 19 Hydro Avenue, Wirral (CH48 3HP).

## 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: NEVILLE HOWSON and SANDRA HOWSON of 99a Meols Drive, West Kirby, Wirral CH48 5DE.
- 2 (12.11.2013) The price stated to have been paid on 6 November 2013 for the land in this title and in MS573526 was £220,000.
- 3 (12.11.2013) The Transfer to the proprietor contains a covenant to observe and perform the covenants referred to in the Charges Register and of indemnity in respect thereof.

## C: Charges Register

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

- 1 (23.05.1996) By a Deed dated 11 October 1897 made between (1) Edward Frederick Beddard and (2) Thomas Chrimes the land was conveyed subject as follows:-

COVENANT by the said Thomas Chrimes for himself his heirs and assigns with the said Edward Frederick Beddard his heirs and assigns that no building should at any time be erected on the said land thereinbefore conveyed except houses with or without suitable outbuildings each of which said houses should at time of its completion be of not less value than £19.10s.0d. a year.

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## C: Charges Register continued

AND THAT the premises should not be used for any purpose which might be a nuisance or dangerous to a residential neighbourhood.

- 2 (20.04.2010) The parts of the land affected thereby are subject to the leases set out in the schedule of leases hereto.  
The leases grant and reserve easements as therein mentioned.

### Schedule of notices of leases

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
1	20.04.2010 1 (Part of) : 2 : 3	19 Hydro Avenue (Ground floor flat)	12.04.2010 999 years from 1.1.2010	MS573526

End of register