

THIS IS A PRINT OF THE VIEW OF THE REGISTER OBTAINED FROM HM LAND REGISTRY SHOWING THE ENTRIES SUBSISTING IN THE REGISTER ON 11 JUL 2014 AT 11:14:31. BUT PLEASE NOTE THAT THIS REGISTER VIEW IS NOT ADMISSIBLE IN A COURT IN THE SAME WAY AS AN OFFICIAL COPY WITHIN THE MEANING OF S.67 LAND REGISTRATION ACT 2002. UNLIKE AN OFFICIAL COPY, IT MAY NOT ENTITLE A PERSON TO BE INDEMNIFIED BY THE REGISTRAR IF HE OR SHE SUFFERS LOSS BY REASON OF A MISTAKE CONTAINED WITHIN IT. THE ENTRIES SHOWN DO NOT TAKE ACCOUNT OF ANY APPLICATIONS PENDING IN THE REGISTRY. FOR SEARCH PURPOSES THE ABOVE DATE SHOULD BE USED AS THE SEARCH FROM DATE.

THIS TITLE IS DEALT WITH BY LAND REGISTRY, LEICESTER OFFICE.

TITLE NUMBER: LT434556

There is no application or official search pending against this title.

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.

LEICESTER

- 1 (28.01.2011) The Leasehold land shown edged with red on the plan of the above title filed at the Registry and being Land at Beaumont Park, Beaumont Leys, Leicester.
- 2 (28.01.2011) Short particulars of the lease(s) (or under-lease(s)) under which the land is held:
Date : 13 May 2010
Term : 99 years from and including 14 May 2010
Parties : (1) Leicester City Council
(2) Beaumont Sports Complex Limited
- 3 (28.01.2011) The Lease prohibits or restricts alienation.
- 4 (28.01.2011) The title includes any legal easements referred to in clause LR11.1 of the registered lease but is subject to any rights that are granted or reserved by the lease and affect the registered land.

NOTE: The rights granted by the Lease are included in the registration only so far as they are granted over the land now or formerly in title numbers LT385572, LT388906 and LT385574.
- 5 (28.01.2011) The landlord's title is registered.

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 (28.01.2011) PROPRIETOR: BEAUMONT SPORTS COMPLEX LIMITED (Co. Regn. No. 06418136) of The Beeches, Broomhill Road, Brislington, Bristol BS4 5RG and care of Harvey Ingram LLP, 20 New Walk, Leicester LE1 6TX.
- 2 (28.01.2011) RESTRICTION: No disposition of the registered estate (other than a charge) by the proprietor of the registered estate or by the proprietor of any registered charge, not being a charge registered before the entry of this restriction, is to be registered without a certificate signed by a conveyancer that the provisions of paragraph 10 of the third schedule of the registered lease have been complied with.

Title number LT434556

C: Charges Register

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

- 1 (02.09.2011) 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

- | | | | | |
|---|----------------|--------------------------|----------------|----------|
| 1 | 02.09.2011 | Leicester Speedway Track | 12.08.2011 | LT438800 |
| | edged and nod. | and Pavilion | 98 years (less | |
| | 1 and 2 in | | 3 days) | |
| | blue | | commencing on | |
| | | | 26.4.2011 | |

End of register