



Official copy of register of title

Title number GM863355

Edition date 06.03.2019

- This official copy shows the entries on the register of title on 06 SEP 2023 at 14:52:43.
- 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 06 Sep 2023.
- 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 (12.02.2001) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being The Railway Hotel, 936 Stockport Road, (M19 3NN).

2 (12.02.2001) The Conveyance dated 13 March 1900 referred to in the Charges Register contains the following provision:-

it is hereby agreed and declared that the wall separating the hereditaments hereby conveyed from the adjoining hereditaments of the said Emily Duckworth is a mesne or party wall and shall be repairable and maintainable as such.

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 (19.06.2003) PROPRIETOR: KINGSTON ESTATES (UK) LIMITED (Co. Regn. No. 4695369) of 239 Dickenson Road, Longsight, Manchester M13 0YW.

C: Charges Register

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

1 (12.02.2001) A Conveyance of the land tinted blue on the filed plan dated 13 March 1900 made between (1) Emily Duckworth and (2) Chesters Brewery Company Limited contains the following covenants:-

the company their successors or assigns will not use or carry on or permit to be used or carried on upon the said shop or premises any noisy or offensive trade or business or occupation of the Vendor or to the tenants thereof AND FURTHER that the company their successors and assigns will not in case the same shop and and premises are brought out or extended in the direction of Stockport Road put out on the southerly

Title number GM863355

C: Charges Register continued

side of such extended building any windows or door or other opening.

End of register