

9 May 2018

Your ref  
Corp/LEG/PCD/MA

Our ref  
WYK916483/OC/026

HM Land Registry  
Durham Office  
PO Box 75  
Gloucester  
GL14 9BD

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[www.gov.uk/land-registry](http://www.gov.uk/land-registry)

## Official copy/copies

**HM Land Registry payment ref** 09/05 Z0NE5HCZ  
**Fee debited** £6.00

The official copy/copies of the document(s) you applied for is/are enclosed.

Please contact the HM Land Registry Office named if you have any questions about the enclosed official copy/copies.

Corp/LEG/PCD/MA

CITY OF BRADFORD  
DX 11758  
BRADFORD 1







## Official copy of register of title

Title number WYK916483

Edition date 28.11.2016

- This official copy shows the entries in the register of title on 9 May 2018 at 10:07:14.
- 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 9 May 2018.
- 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 [www.gov.uk/land-registry](http://www.gov.uk/land-registry).
- This title is dealt with by HM Land Registry Durham Office.

### A: Property register

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

WEST YORKSHIRE : BRADFORD

- 1 (18.02.2010) The Freehold land shown edged with red on the plan of the above title filed at the Registry and being Northcliffe Park, Bradford Road, Shipley (BD18 3DE).
- 2 (18.02.2010) The mines and minerals together with ancillary powers of working are excepted as to the land tinted pink on the title plan.
- 3 (18.02.2010) The land has the benefit of the rights granted by but is subject to the rights reserved by a Indenture of the land hatched brown on the title plan dated 27 October 1920 made between (1) Herbert Procter (Vendor) and (2) The Shipley Urban District Council (the Council).  
*NOTE: Copy filed.*
- 4 (18.02.2010) The land has the benefit of the rights granted by but is subject to the rights reserved by a Deed of Gift of the land tinted yellow on the title plan dated 27 January 1954 made between (1) Edward Hughes and others and (2) Urban District Council of the Urban District of Shipley.  
*NOTE: Copy filed.*
- 5 (21.05.2010) A new title plan based on the latest revision of the Ordnance Survey Map showing an amended extent has been prepared.
- 6 (07.09.2011) The land edged and numbered in green on the title plan has been removed from this title and registered under the title number or numbers shown in green on the said plan.



## 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 (18.02.2010) PROPRIETOR: CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL of City Hall, Bradford, West Yorkshire BD1 1HY.
- 2 (18.02.2010) A Conveyance of the land tinted mauve on the title plan dated 26 January 1955 made between (1) Henry Pickard Limited and James Robertshaw (Vendors) and (2) Edward Foulds and Clare Foulds (Purchasers) contains purchaser's personal covenant(s) details of which are set out in the schedule of personal covenants hereto.  
  
The conveyance to the present proprietor contains a covenant to observe and perform the aforesaid covenant(s) and of indemnity in respect thereof.
- 3 (18.02.2010) A Conveyance of the land tinted blue on the title plan dated 21 March 1927 made between (1) Martha Elizabeth Wade and Thomas Collyer (Vendors) and (2) The Urban District Council of Shipley (the Council) contains purchaser's personal covenants.

*NOTE: Copy filed.*

### Schedule of personal covenants

- 1 The following are details of the personal covenants contained in the Conveyance dated 26 January 1955 referred to in the Proprietorship Register:-  
  
"THE Purchasers hereby jointly and severally covenant with the Vendors that they will forthwith erect and at all times hereafter maintain a good and sufficient stockproof fence on the Western boundary of the property hereby conveyed."

*NOTE: Copy plan filed.*

## C: Charges register

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

- 1 (18.02.2010) An Indenture dated 21 June 1838 made between (1) Lord Oxmastown and Mary his wife and others and (2) J Dixon and John Atkinson contains provisions but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
- 2 (18.02.2010) An Indenture dated 2 April 1866 made between (1) Earl and Countess of Rosse (2) Lawrence Parsons and (3) Bradford Corporation contains provisions but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
- 3 (18.02.2010) A Indenture dated 23 July 1868 made between (1) Algernon Peckover (2) Mary Countess of Rosse and (3) Lawrence Parsons and JG King contains easements but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.
- 4 (18.02.2010) An Indenture dated 31 January 1879 made between (1) Countess of Rosse (2) Lawrence Earl Of Rosse and (3) Bradford Corporation contains provisions but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.

## C: Charges register continued

5 (18.02.2010) An Indenture dated 28 February 1903 made between (1) Lawrence Earl of Rosse (2) Ranfall Parsons and CA Parsons and (3) John Francis Dixon contains provisions but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.

6 (18.02.2010) A Indenture of the land hatched blue on the title plan dated 9 February 1912 made between (1) The Right Honourable William Edward Earl of Rosse (2) The Honourable and Reverend Randal Parsons and The Honourable Sir Charles Algernon Parsons and (3) Waller & Sons Limited contains covenants details of which are set out in the schedule of restrictive covenants hereto.

7 (18.02.2010) An Indenture of the land tinted mauve and tinted blue on the title plan and other land dated 26 February 1912 made between (1) The Right Honourable William Edward Earl of Rosse (2) The Honourable and Reverend Randal Parsons and The Honourable Sir Charles Algernon Parsons (3) John Witham and John Walter Sunderland Wade contains restrictive covenants.

*NOTE:-Copy filed.*

8 (18.02.2010) A Indenture of the land hatched brown on the title plan dated 30 December 1913 made between (1) The Right Honourable William Edward Earl of Rosse (2) The Honourable and Reverend Randall Parsons and The Honourable Sir Charles Algernon Parsons and (3) Joseph Procter (Purchaser) contains restrictive covenants.

*NOTE: Copy filed.*

9 (18.02.2010) The land is subject to the rights reserved by the Indenture dated 30 December 1913 referred to above.

10 (18.02.2010) A Conveyance of the land edged yellow on the title plan and other land dated 3 June 1920 made between (1) Harry Pinder and Annie Pinder and (2) Charles Leonard Peacock contains ease,ents reservaations restrictions covenants stipulations and conditions but neither the original deed nor a certified copy or examined abstract thereof was produced on first registration.

11 (18.02.2010) A Conveyance of the land tinted pink on the title plan and other land dated 2 April 1921 made between (1) The Honourable and Reverend Randal Parsons and The Honourable Sir Charles Algernon Parson (Vendors) (2) Henry Norman Rae and (3) The Shipley Urban District Council (the District Council) contains restrictive covenants.

*NOTE: Copy filed.*

12 (18.02.2010) The land is subject to the rights reserved by the Conveyance dated 2 April 1921 referred to above.

13 (18.02.2010) The parts of the land affected thereby are subject to the rights granted by a Lease dated 6 September 1963 referred to in the schedule of leases hereto.

*NOTE: Copy lease filed under WYK893718 .*

14 (18.02.2010) The land tinted mauve on the title plan is subject to the rights granted by a Deed of Grant dated 18 March 1970 made between (1) Edward Foulds and Clare Foulds (Grantors) and (2) Central Electricity Generating Board (the Board).



## C: Charges register continued

The said Deed also contains restrictive covenants by the grantor.

*NOTE: Copy filed.*

15 (18.02.2010) 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.

16 (19.10.2015) The land is subject to any rights that are granted by a Deed dated 3 December 1968 made between (1) The Central Electricity Generating Board and (2) Shipley Urban District Council and affect the registered land.  
The said Deed also contains restrictive covenants by the grantor.

*NOTE: Copy filed under WYK206046.*

## Schedule of restrictive covenants

1 The following are details of the covenants contained in the Indenture dated 9 February 1912 referred to in the Charges Register:-

COVENANT by the Company not to put out or make any openings lights or windows in any buildings or walls to be erected thereon so as to look or open immediately upon the adjoining property of the said present Earl or within a distance of 12 feet thereof without the consent of the said present Earl in writing or erect any ashplace, manure heap or privy within the same sistance.

## Schedule of notices of leases

	Registration date and plan ref.	Property description	Date of lease and term	Lessee's title
1	18.02.2010 edged and numbered 2 in blue	sub station site	06.09.1963 60 years from 1 June 1963	WYK893718
2	10.03.2011 edged and numbered 4 and 5 in blue	Plots 76, 77 and 94-100 Northcliffe Allotments	25.02.2011 20 years from 25/02/2011	WYK932925

End of register

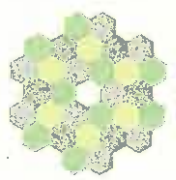




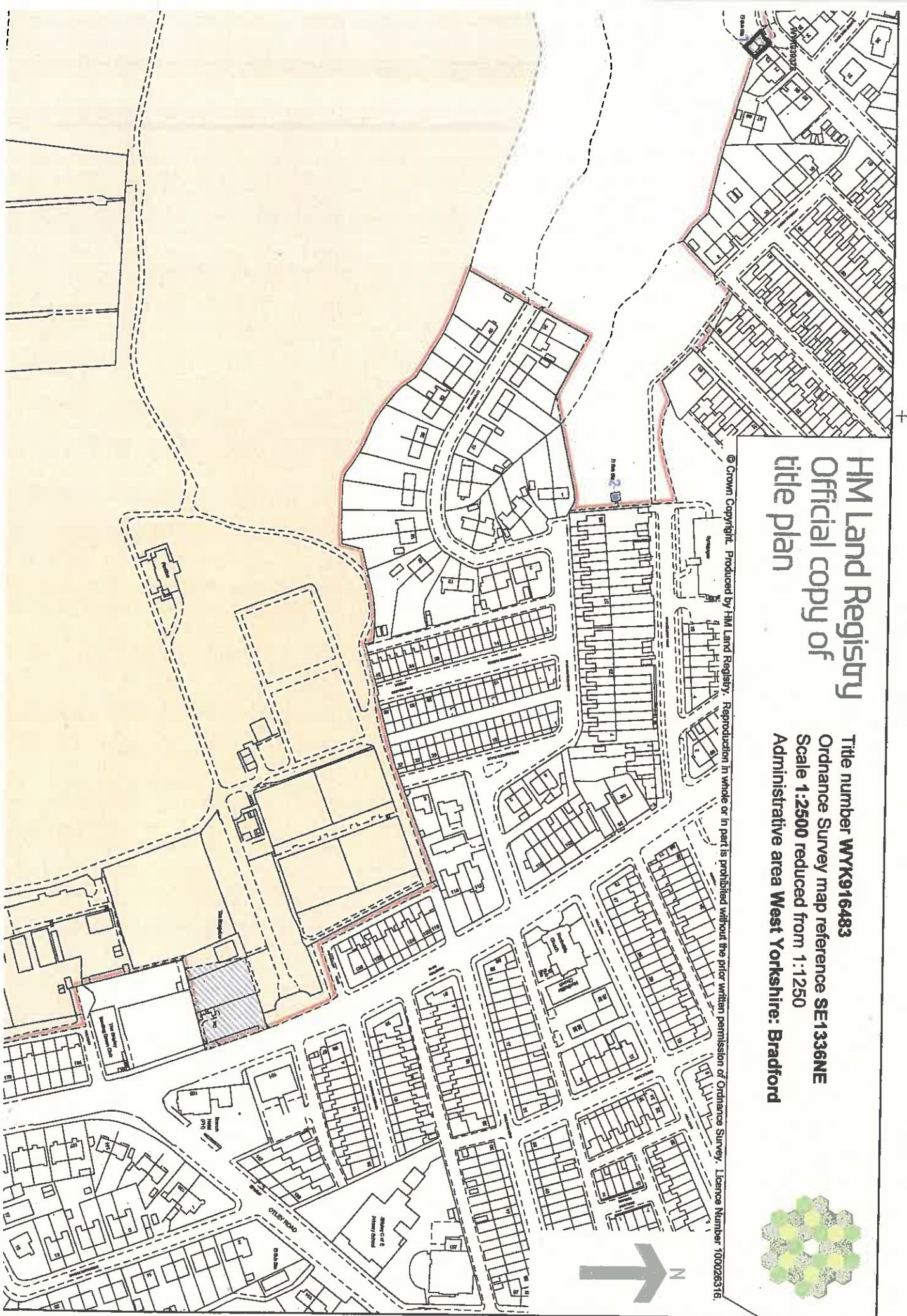


# HM Land Registry Official copy of title plan

Title number **WYK916483**  
Ordnance Survey map reference **SE1336NE**  
Scale **1:2500** reduced from 1:1250  
Administrative area **West Yorkshire: Bradford**

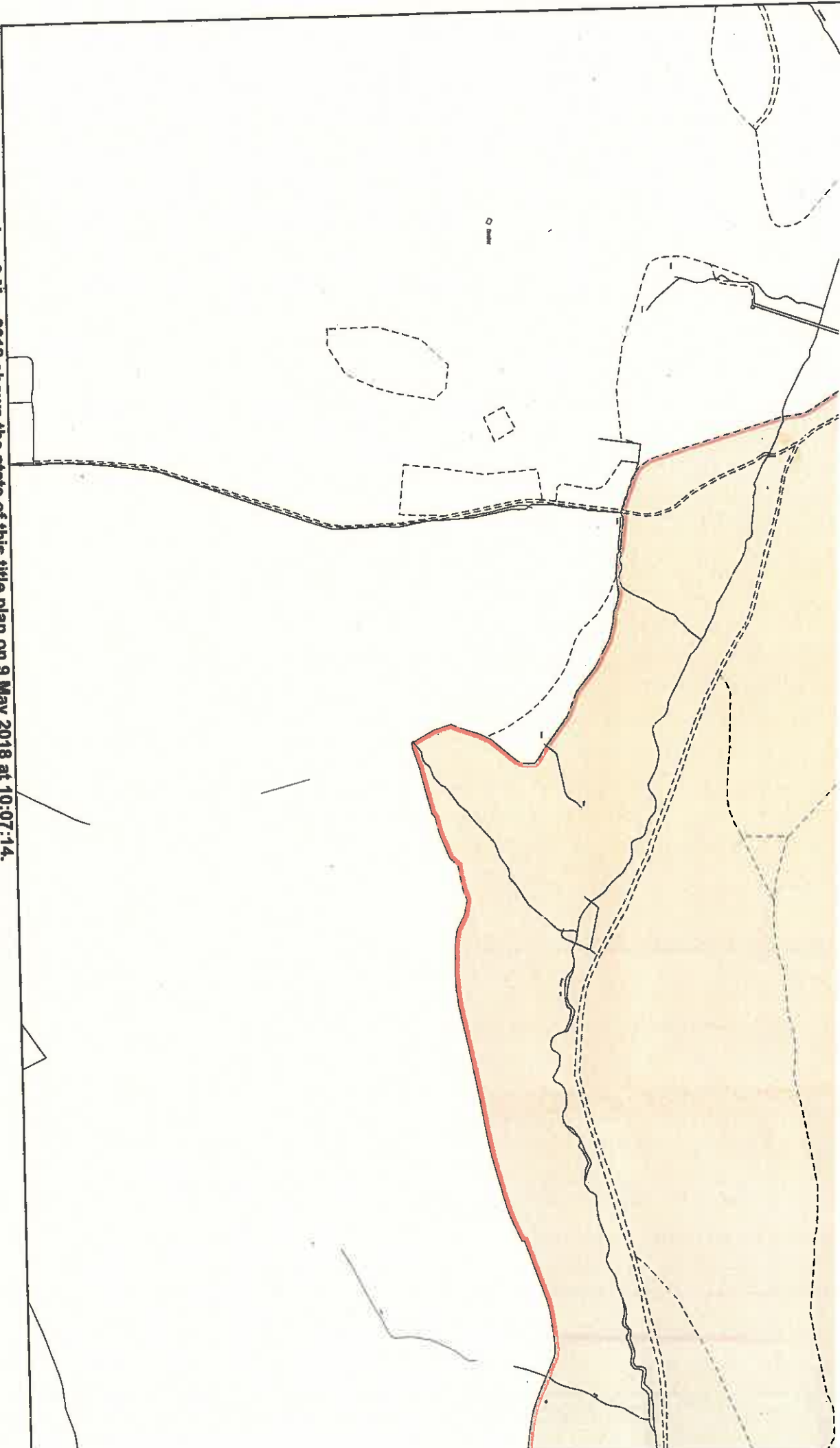


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**This official copy issued on 9 May 2018 shows the state of this title plan on 9 May 2018 at 10:07:14.**  
It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002).  
This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match the original.  
This title is dealt with by HM Land Registry, Durham Office.





Join the same points on the ground.

