

Sample

Title Register and Title Plan

(where there is no postal address,
e.g. a field)

Contents:

- Index Map Search Result (SIMR)
- Index Map Plan
- Title Register
- List of Pending Registrations (Day List) (if there are any)
- Title Plan
- Information Guide (Page 2 shown)

This document is a sample created to illustrate an actual Index Map Search Result (SIMR). The Title Numbers, names and addresses are fictitious.

Official certificate of the result
of search of the index map

Land Registry
Land Registration Rules 2003

SIMR

Certificate Date: 27 Sep 2012
Certificate Time: 00.00.01
Certificate Ref: 1121/DDQ5RR

Property	Only the land within the red broken line(s) on the attached Land Registry index map plan has been searched against. The land is described in form SIM as Land, Rock Ferry, Birkenhead CH45 9ZZ.
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The index map does not define the extent of the land in any registered title. This reflects the fact that the boundary of a registered estate as shown for the purposes of the register is a general boundary, unless shown as determined under section 60 of the Land Registration Act 2002.

Result

The index map has been searched in respect of the Property with the following result:

Plan reference	Title No	Registered Estate or Caution	Notes
Tinted Pink	MS00119993	Freehold	
Tinted Blue	MS00119901	Freehold	
Tinted Brown	MS02121299	Freehold	

No other registered estate, caution against first registration, application for first registration or application for a caution against first registration is shown on the index map in relation to the property.

The attached Land Registry index map plan has been prepared for the sole purpose of showing the area in respect of which an official search has been made. The information has been taken from the index map and is illustrative only.

Your Reference	Key Number ABC9999119191	Any enquiries concerning this certificate to be addressed to RDZMM Birkenhead Office Hamilton Street Birkenhead CH45 0LM Tel No: (0151) 659 9191
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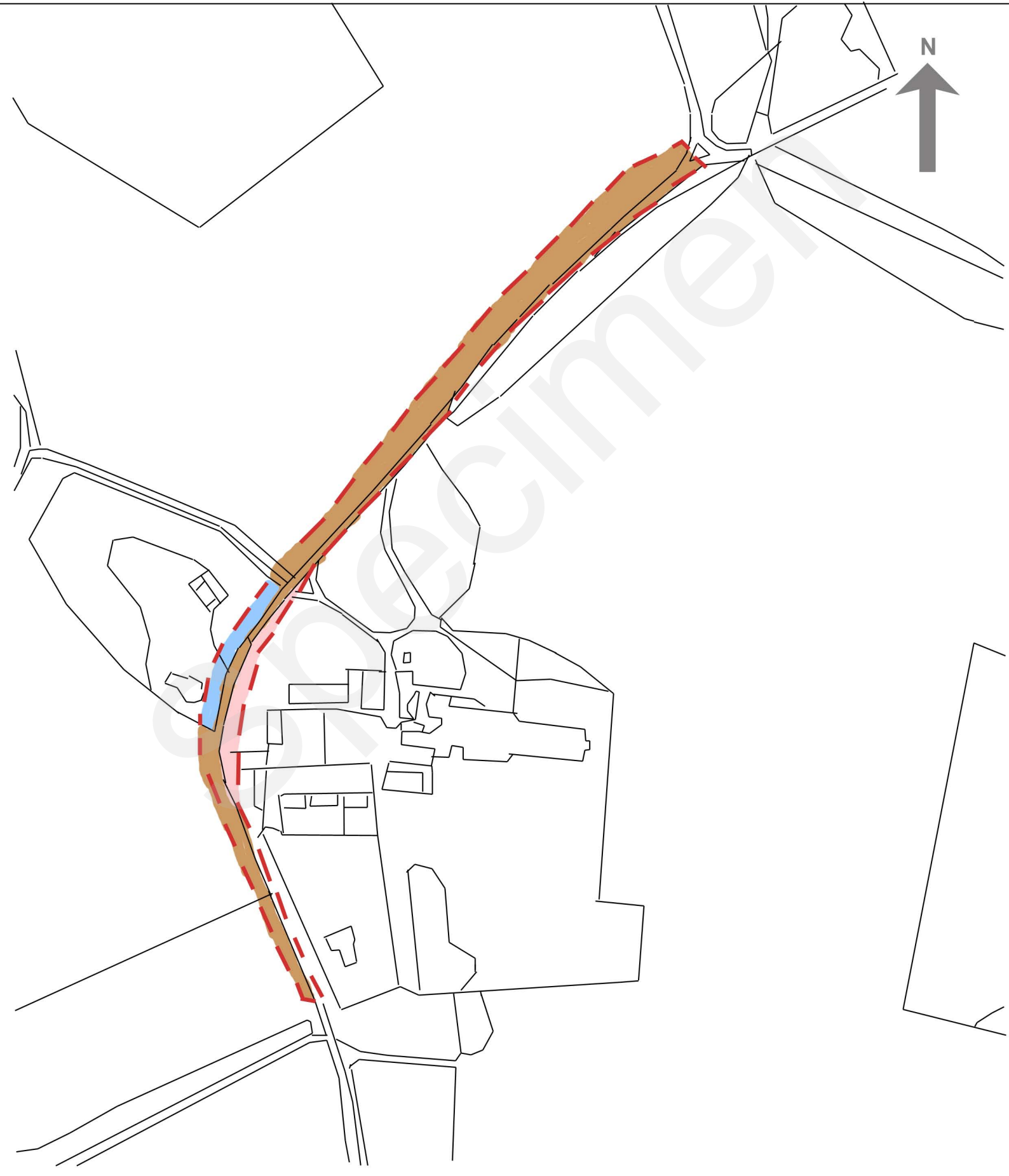
END OF RESULT

Land Registry Index Map plan

Title number not applicable

Ordnance Survey map reference TY1872REE

Scale 1:2500



This document is a sample created to illustrate an actual Title Register. The Title Number, names and addresses are fictitious.

Please note that each Title Register varies as to the amount of detail, some containing far more detail and others, less detail. Where there are no mortgages or charges affecting the property there may not be a C Section.

THIS TITLE IS DEALT WITH BY LAND REGISTRY, BIRKENHEAD OFFICE

TITLE NUMBER: MS00119901

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.

BRENT

1 (20.12.1995) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being LAND ON THE WEST SIDE OF Little Road, Rock Ferry, Birkenhead CH45 9ZZ

2 (20.12.1995) The land has the benefit of the rights granted by but is subject to the rights reserved by the Transfer dated 28 November 1995 referred to in the Charges Register.

3 (20.12.1995) The Transfer dated 28 November 1995 referred to above contains provisions as to rights of way or any other right or easement as to light or air.

4 (25.06.1997) By a Deed dated 23 June 1997 made between (1) The Secretary of State for Health and (2) Western Limited the Transfer dated 28 November 1995 referred to above was varied as therein mentioned.

Note: Original filed

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 (15.4.2008) PROPRIETOR: JONE JONES of 37 Trinity Road, Birkenhead
CH45 8ZA

2 (15.4.2008) The price stated to have been paid on 4 April 2008 was
£187,000.

C: Charges Register

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

1 (20.12.1995) The Transfer dated 28 November 1995 made between (1)
The Secretary for Health and (2) Western Limited contains restrictive
covenants.

Note: Original filed

2 (20.12.1995) The Transfer dated 28 November 1995 referred to above
contains a reservation of rentcharges as therein mentioned.

3 (12.08.2008) REGISTERED CHARGE dated 4 August 2008.

3 12.08.2008) Proprietor: NATIONAL BUILDING SOCIETY of National
House, Knotty Ash, Liverpool L11 1ZZ

End of Register

This document is a sample created to illustrate an actual Day List entry. The References, names and addresses are fictitious.

Day List Enquiry

Date: 14 Mar 2006

Title Number: MS00119901

Details

Reference: JA99999911
Application Type: Dealing with the Whole
Priority Date: 10 Mar 2006
Priority Time: 11:48:32
Applicants: UKLRS
Lodged by: Jones & Jones
Sample Road
Leeds
L1 3XX
Customer Ref: KT/DL/1213

Reference: JA8888832
Application Type: Dealing with the Whole
Priority Date: 6 Mar 2006
Priority Time: 15:17:35
Applicants: None recorded
Lodged by: Williams & Co
81 Species Street
London
E3 2XX
Customer Ref: KC/CL/1294

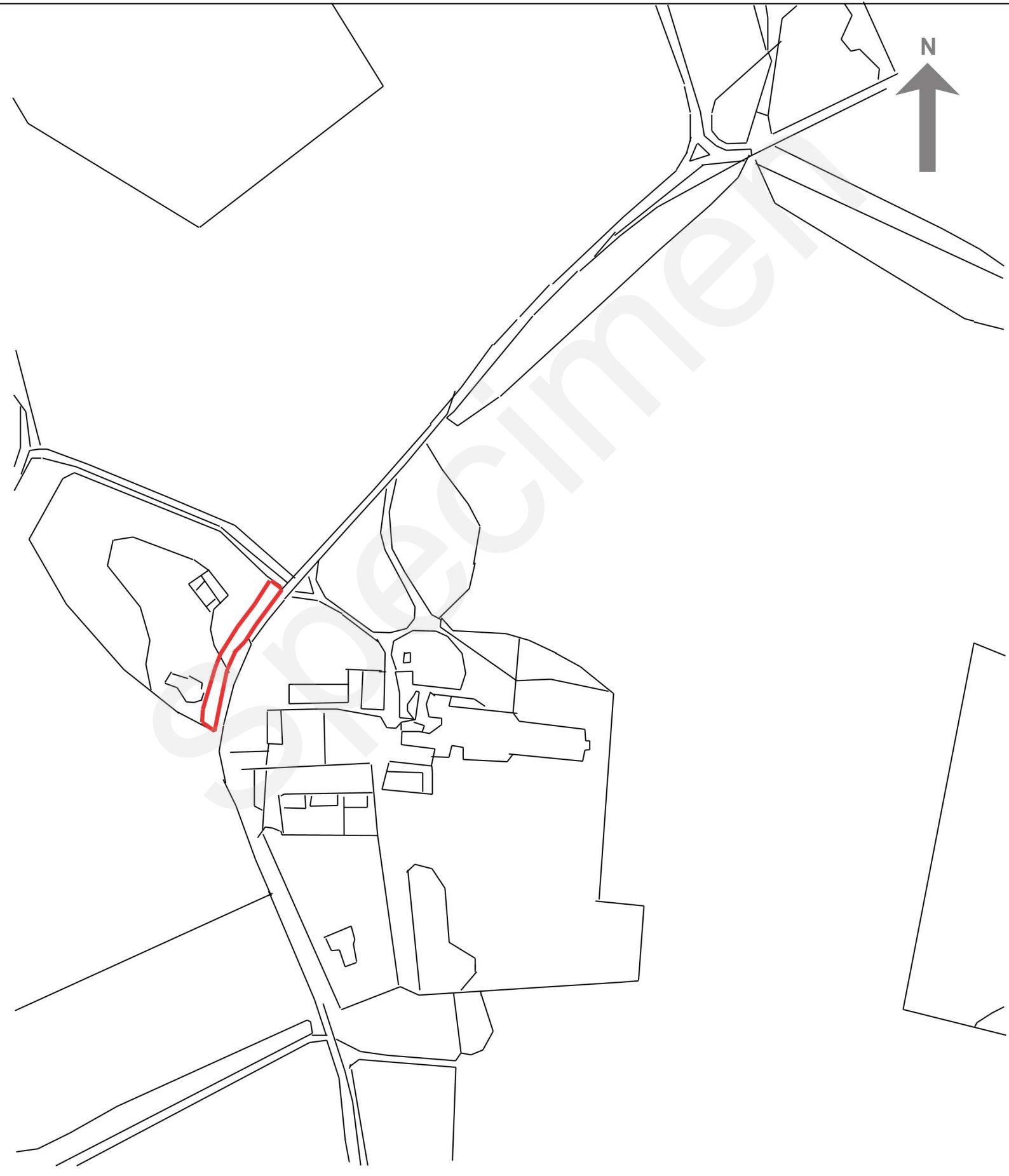
Land Registry
Current title plan

Title number **MS00119901**

Ordnance Survey map reference **TY1872REE**

Scale **1:2500**

Administrative area **Merseyside : Wirral Borough**



Information Guide for use with our

Title Register Search

No Postal Address (search by plan)

ENGLAND & WALES

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WHY THIS SEARCH IS UNIQUE

A search for a copy of the Title Register is normally straight forward, being based on a property's postal address or on the Title Number. However, for properties where there is no postal address, e.g. a field, it is impossible to search in a database for it. Such properties are often described as "The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being land on the west side of Greater Avenue, Tanner, Worcestershire". Clearly it is not going to be possible to search in a database for an address such as this.