

Title Number : WA425029

This title is dealt with by HM Land Registry, Wales Office.

The following extract contains information taken from the register of the above title number. A full copy of the register accompanies this document and you should read that in order to be sure that these brief details are complete.

Neither this extract nor the full copy is an 'Official Copy' of the register. An official copy of the register is admissible in evidence in a court to the same extent as the original. A person is entitled to be indemnified by the registrar if he or she suffers loss by reason of a mistake in an official copy.

This extract shows information current on 26 MAY 2020 at 21:58:05 and so does not take account of any application made after that time even if pending in HM Land Registry when this extract was issued.

Rhif Teitl : WA425029

Gweinyddir y teitl hwn gan Gofrestrfa Tir EM Swyddfa Cymru.

Mae'r detholiad canlynol yn cynnwys gwybodaeth o gofrestr y teitl uchod. Darperir copi llawn o'r gofrestr gyda'r ddogfen hon a dylech ddarllen hwnnw er mwyn sicrhau bod y manylion cryno hyn yn gywir.

Nid yw'r detholiad hwn na'r copi llawn yn 'Gopi Swydddogol' o'r gofrestr. Derbynnir copi swydddogol o'r gofrestr fel tystiolaeth mewn llys i'r un graddau â'r ddogfen wreiddiol. Mae hawl gan berson gael indemnïad gan y cofrestrydd os yw'n dioddef colled o ganlyniad i gamgymeriad mewn copi swydddogol.

Mae'r detholiad hwn yn dangos gwybodaeth sy'n gyfredol ar 26 MAY 2020 am 21:58:05 ac felly nid yw'n ystyried unrhyw gais a gyflwynir ar ôl yr amser hwnnw hyd yn oed os yw'n aros i'w brosesu yng Nghofrestrfa Tir EM ar adeg darparu'r detholiad.

REGISTER EXTRACT

DETHOLIAD O'R GOFRESTR

Title Number	: WA425029
Rhif Teitl	
Address of Property	: Land and buildings lying to the south side of the road leading from Langstone to Penhow
Cyfeiriad yr Eiddo	
Price Stated	: Not Available
Pris a Ddatganwyd	
Registered Owner(s)	: GALLAGHER ENTERPRISES LIMITED (Co. Regn. No. 2061983) of 46 The Parade, Roath, Cardiff CF24 3AB.
Perchnogion Cofrestredig	
Lender(s)	: None
Rhoddwr Benthg	

Title number / Rhif teitl WA425029

This is a copy of the register of the title number set out immediately below, showing the entries in the register on 26 MAY 2020 at 21:58:05. This copy does not take account of any application made after that time even if still pending in HM Land Registry when this copy was issued.

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Copi yw hwn o gofrestr y rhif teitl isod. Mae'n dangos y cofnodion yn y gofrestr ar 26 MAY 2020 am 21:58:05. Nid yw'r copi hwn yn ystyried unrhyw gais a gyflwynir ar ôl yr amser hwnnw hyd yn oed os yw'n aros i'w brosesu yng Nghofrestrfa Tir EM ar adeg darparu'r copi hwn.

Nid yw'r copi hwn yn 'Gopi Swydddogol' o'r gofrestr. Derbynnir copi swydddogol o'r gofrestr fel tystiolaeth mewn llys i'r un graddau â'r ddogfen wreiddiol. Mae hawl gan berson i indemnïad gan y cofrestrydd os yw'n dioddef colled o ganlyniad i gamgymeriad mewn copi swydddogol. Os hoffech gael copi swydddogol, mae gwefan Cofrestrfa Tir EM yn esbonio sut i wneud hyn.

A: Property Register / Cofrestr Eiddo

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

Mae'r gofrestr hon yn disgrifio'r tir a'r ystad a gynhwysir yn y teitl.

NEWPORT/CASNEWYDD

- 1 (10.05.1976) The Freehold land shown edged with red on the plan of the above Title filed at the Registry and being Land and buildings lying to the south side of the road leading from Langstone to Penhow.
- 2 (08.07.1988) The land has the benefit of the following rights granted by a Transfer of the land in this title dated 21 June 1988 made between (1) Sean Gallagher and Lilian Rebecca Gallagher and (2) Gallagher Enterprises Limited:-

TOGETHER WITH a right of way for the Transferee and its successors in title the owners or occupiers for the time being of the property hereby transferred or any part thereof and all persons authorised by it or them in common with the Transferors and their successors in title owners or occupiers for the time being of Hunters Lodge Penhow aforesaid at all times and for all purposes to pass with or without vehicles or animals along the driveway shown coloured green on the said plan.

NOTE: The driveway shown coloured green referred to is tinted brown on the filed plan.

B: Proprietorship Register / Cofrestr Perchnogaeth

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Mae'r gofrestr hon yn nodi'r math o deitl ac yn enwi'r perchennog. Mae'n cynnwys unrhyw gofnodion sy'n effeithio ar yr hawl i waredu.

Title absolute/Teitl llwyr

- 1 (08.07.1988) PROPRIETOR: GALLAGHER ENTERPRISES LIMITED (Co. Regn. No. 2061983) of 46 The Parade, Roath, Cardiff CF24 3AB.
- 2 (08.07.1988) A Transfer dated 21 June 1988 made between (1) Sean Gallagher and Lilian Rebecca Gallagher and (2) Gallagher Enterprises Limited contains Purchasers personal covenant(s) details of which are

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B: Proprietorship Register continued / Parhad o'r gofrestr perchnogaeth

set out in the schedule of personal covenants hereto.

Schedule of personal covenants Atodlen cyfamodau personol

- 1 The following are details of the personal covenants contained in the Transfer dated 21 June 1988 referred to in the Proprietorship Register:-

THE Transferee covenants with the Transferors and their successors in title that the Transferee and its successors in title shall contribute on demand by the Transferors or their successors in title one half of all costs and expenses of keeping the said driveway in good and proper repair and condition and well and sufficiently drained.

End of register / Diwedd y gofrestr

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These are the notes referred to on the following copy of the title plan.

Dyma'r nodiadau y cyfeirir atynt ar y copi canlynol o'r cynllun teitl.

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Copi yw hwn o'r cynllun teitl ar 26 MAY 2020 am 21:58:05. Nid yw'r copi hwn yn ystyried unrhyw gais a gyflwynir ar ôl yr amser hwnnw hyd yn oed os yw'n aros i'w brosesu yng Nghofrestrfa Tir EM ar adeg darparu'r copi hwn.

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Nid yw'r copi hwn yn 'Gopi Swydddogol' o'r cynllun teitl. Derbynnir copi swydddogol o'r cynllun teitl fel tystiolaeth mewn llys i'r un graddau â'r gwreiddiol. Mae hawl gan berson i indemnïad gan y cofrestrydd os yw'n dioddef colled o ganlyniad i gamgymeriad mewn copi swydddogol. Os hoffech gael copi swydddogol, mae gwefan Cofrestrfa Tir EM yn esbonio sut i wneud hyn.

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Mae Cofrestrfa Tir EM yn ymdrechu i sicrhau bod delweddau cynlluniau teitl o safon uchel a bod y raddfa yn gywir. Bydd ansawdd a chywirdeb unrhyw argraffiad yn dibynnu ar eich argraffydd, eich cyfrifiadur a'i osodiadau argraffu. Mae'r cynllun teitl hwn yn dangos safle cyffredinol, nid union linell y terfynau. Gall fod gwyriadau yn y raddfa. Mae'n bosibl na fydd mesuriadau wedi eu graddio o'r cynllun hwn yn cyfateb â mesuriadau rhwng yr un pwyntiau ar y llawr.

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Gweinyddir y teitl hwn gan Gofrestrfa Tir EM Swyddfa Cymru.

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