

046460/24

In accordance with  
Sections 859A and  
859J of the Companies  
Act 2006.

# MR01

## Particulars of a charge



Companies House



Go online to file this information:  
gov.uk/companieshouse

A fee is be payable with this form  
Please see 'How to pay' on the last page.

**What this form is for**  
You may use this form to register  
a charge created or evidenced by  
an instrument.

**What this form is NOT for**  
You may not use this form to  
register a charge where there is  
instrument. Use form MR08.

MONDAY



A08

\*AE4V8C0I\*

16/06/2025

#7

COMPANIES HOUSE

This form **must be delivered to the Registrar for registration within 21 days** beginning with the day after the date of creation of the charge. If delivered outside of the 21 days it will be rejected unless it is accompanied by a court order extending the time for delivery.



You **must** enclose a certified copy of the instrument with this form. This will be scanned and placed on the public record. **Do not send the original!**

### 1 Company details

Company number S C 7 8 6 3 2 1

Company name in full A&K FAM PROPERTIES LTD

For official use

→ **Filing in this form**

Please complete in typescript or in bold black capitals.

All fields are mandatory unless specified or indicated by \*

### 2 Charge creation date

Charge creation date 14 06 2025

### 3 Names of persons, security agents or trustees entitled to the charge

Please show the names of each of the persons, security agents or trustees entitled to the charge.

Name The Mortgage Works (UK) plc

Name

Name

Name

If there are more than four names, please supply any four of these names then tick the statement below.

I confirm that there are more than four persons, security agents or trustees entitled to the charge.

MR01

Particulars of a charge

**4 Brief description**

Please give a short description of any land, ship, aircraft or intellectual property registered or required to be registered in the UK subject to a charge (which is not a floating charge) or fixed security included in the instrument.

Brief description

27 Kinloch Street, Dundee

Please submit only a short description if there are a number of plots of land, aircraft and/or ships, you should simply describe some of them in the text field and add a statement along the lines of, "for more details please refer to the instrument".

Please limit the description to the available space.

**5 Other charge or fixed security**

Does the instrument include a charge (which is not a floating charge) or fixed security over any tangible or intangible or (in Scotland) corporeal or incorporeal property not described above? Please tick the appropriate box.

Yes

No

**6 Floating charge**

Is the instrument expressed to contain a floating charge? Please tick the appropriate box.

Yes Continue

No Go to Section 7

Is the floating charge expressed to cover all the property and undertaking of the company?

Yes

**7 Negative Pledge**

Do any of the terms of the charge prohibit or restrict the company from creating further security that will rank equally with or ahead of the charge? Please tick the appropriate box.

Yes

No

**8 Trustee statement <sup>1</sup>**

You may tick the box if the company named in Section 1 is acting as trustee of the property or undertaking which is the subject of the charge.

<sup>1</sup>This statement may be filed after the registration of the charge (use form MR06).

**9 Authentication <sup>2</sup>**

Enter your printed name. You do not need to include a signature.

Name

HEATHER CAMERON

This form must be authenticated by a person with an interest in the charge.

<sup>2</sup>Authentication  
This will appear on the public record.

# MRO1

## Particulars of a charge



### Presenter information

You do not have to give any contact information, but if you do, it will help Companies House if there is a query on the form. The contact information you give will be visible to searchers of the public record.

Contact name

Company name **ANDERSON BEATON LAMOND**

Address **31 KINNOULL STREET**

Post town **PERTH**

County/Region

Postcode **P H 1 5 E N**

Country

DX **PE 5**

Telephone **01738 639999**



### Certificate

We will send your certificate to the presenter's address if given above or to the company's Registered Office if you have left the presenter's information blank.



### Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- The company name and number match the information held on the public Register.
- You have included a certified copy of the instrument with this form.
- You have entered the date on which the charge was created.
- You have shown the names of persons entitled to the charge.
- You have ticked any appropriate boxes in Sections 3, 5, 6, 7 & 8.
- You have given a description in Section 4, if appropriate.
- You have authenticated the form.
- You have enclosed the correct fee.
- Please do not send the original instrument; it must be a certified copy.



### Important information

Please note that all information on this form will appear on the public record.



### How to pay

A fee of £24 is payable to Companies House in respect of each mortgage or charge filed on paper.

Make cheques or postal orders payable to 'Companies House.'



### How to send your form

You can upload certain forms to Companies House instead of sending them by post.

If you need to post your form, you must send it to the correct address.

For more information on where to send the form visit:

**[gov.uk/companies-house/offices](http://gov.uk/companies-house/offices)**



### Further information

For further information, please see the guidance notes on the website at [gov.uk/companieshouse](http://gov.uk/companieshouse) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

This form is available in an alternative format. Please visit the forms page on our website: **[gov.uk/companieshouse](http://gov.uk/companieshouse)**

In this Standard Security the expressions set out below shall have the meaning and effect respectively set opposite to them.

**The Borrower:** A&K FAM PROPERTIES LIMITED, a company incorporated under the Companies Acts (Company Number: SC786321) and having its registered office at 22 Glenlochay Road, Perth

Where the Borrower is more than one person the singular includes the plural and all obligations of the Borrower are undertaken jointly and severally.

**The Conditions:**

The Mortgage Works (UK) plc Standard Buy To Let Mortgage Conditions 2024 made by the Company on 17 September 2024 and registered in the Books of Council and Session on 1 October 2024.

**The Proprietor:** A&K FAM PROPERTIES LIMITED, a company incorporated under the Companies Acts (Company Number: SC786321) and having its registered office at 22 Glenlochay Road, Perth

Where the Proprietor is more than one person the singular includes the plural and all obligations of the Proprietor are undertaken jointly and severally.

**The Company: The Mortgage Works (UK) plc**  
 Registered in England, Registered Number 02222856  
 Registered Office: Nationwide House, Pipers Way, Swindon, Wiltshire, SN38 1NW

PERTH ..... 12/6/25  
 Certified a true and correct copy

**The Property:** The heritable subjects known as (postal address)

27 Kinloch Street, Dundee

Postcode: DD3 6PD

Being ALL and WHOLE

the flatted dwellinghouse known as and forming 27 KINLOCH STREET, in the City of Dundee and County of Angus being the westmost flatted dwellinghouse on the first floor of the tenement forming Numbers 20 – 31 Kinloch Street, Dundee being the subjects more particularly described in, disposed by and shown partly coloured red and partly coloured red and hatched black on the plan annexed and signed as relative the Disposition by the City of Dundee District Council in favour of Hendry Sturrock and Mrs. Mary Sturrock dated 6<sup>th</sup> January and recorded in the Division of the General Register of Sasines for the County of Angus on 2<sup>nd</sup> February 1989; together with (First) a right in common with the proprietors of the remaining dwellinghouses in the said tenement to the solum on which the said tenement is erected, the roof and roofspace, chimneyhead and the external walls of the said tenement, the foundations thereof, the rhones, rainwater conductors, drains, water,

*McComerton*  
 For Anderson Beaton Lamond  
 Name *Heather Cameron*  
 Solicitor

gas, soil, waste and other pipes, electric cables, the common passage and stairs, stair landings, stair railing and stair windows and whole other services and parts of the said tenement serving or used by the proprietors or occupiers of two or more of the said dwellinghouses; (Second) free ish and entry to the subjects hereby disposed; (Third) the whole other rights, common and mutual to the proprietors of the said tenement and the whole other parts, privileges and pertinents offering to the said subjects; (Fourth) the heritable fittings and fixtures in and upon the said subjects;

PERTH ..... 12/6/25 .....

Certified a true and correct copy

*Hammond*  
.....  
For Anderson Beaton Lamond

Name *Heather Lamond*  
Solicitor

1. This Standard Security incorporates the Conditions and the Borrower and the Proprietor acknowledge that they have received a copy of the Conditions, and they undertake to comply with the Conditions.
2. The Borrower undertakes to pay to the Company all the total amount owing from time to time under the mortgage offer and the Mortgage Conditions, including any arrears and all interest and any costs, charges and fees, and any other money that the Borrower owes the Company on any account now or in the future. This is the case whether the money is owed by the Borrower or the Borrower becomes responsible for repaying the money because the person who owes the money is unable to repay it. It also includes money the Borrower owes the Company as an individual or as a pair or a group ("Secured Liabilities").
3. The Proprietor, in security of the Secured Liabilities, hereby grants this Standard Security in favour of the Company over the Property.
4. The Standard Security secures any further advances.
5. The Standard Conditions specified in Schedule 3 of the Conveyancing and Feudal Reform (Scotland) Act 1970, as varied by the Conditions, and any lawful variation thereof operative for the time being, shall apply.
6. The Proprietor grants warrandice.
7. A certificate signed by any director or officer of the Company as to the amount of the Secured Liabilities or any part of it shall, in the absence of manifest error, be conclusive and binding on the Proprietor and the Borrower.
8. The Proprietor, the Borrower and the Consenter (if applicable) consent to the registration of this Standard Security and of any certificate referred to above for execution.

**In Witness Whereof** these presents are executed as follows:

Subscribed by

ZAVETA PODOLCOVA

Print name of Director of Borrower/Proprietor

ZAVETA PODOLCOVA



Signature of Director

at Perth

(place)

on 29th May 2025

(date)

in the presence of:

Name: Aileen Davison

Address: Bordeaux House, 31

Kinnoull Street, Perth, PH1 5EN



Signature of Witness

PERTH 12/6/25

Certified a true and correct copy

H. Cameron  
For Anderson Beaton Lamond

Name Heather Cameron  
Solicitor



**FILE COPY**

## **CERTIFICATE OF THE REGISTRATION OF A CHARGE**

Company number: 786321

Charge code: SC78 632 1 0002

The Registrar of Companies for Scotland hereby certifies that a charge dated 11th June 2025 and created by A&K FAM PROPERTIES LTD was delivered pursuant to Chapter A1 Part 25 of the Companies Act 2006 on 16th June 2025 .

Given at Companies House, Edinburgh on 17th June 2025



Companies House



THE OFFICIAL SEAL OF THE  
REGISTRAR OF COMPANIES