

Appendix C



Title Information: FFE36805

Search summary

Date/Time of search	03-05-2022 11:06:00
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Transaction number	SCO-11086478
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User Reference	JT/NORT010.2
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Section A**FFE36805**

Property

Date of first registration	26-10-1999
Date title sheet updated to	26-10-2012
Hectarage Code	0
Interest	PROPRIETOR
Map Reference	NT1380
Title Number	FFE36805
Cadastral Unit	FFE36805
Sasine Search	<u>6002</u>
Property address	THE ALBERT HOTEL MAIN STREET, NORTH QUEENSFERRY, INVERKEITHING KY111JG
Description	Subjects THE ALBERT HOTEL, MAIN STREET, NORTH QUEENSFERRY, INVERKEITHING KY11 1JG edged red on the Title Plan, Together with all servitude rights of access, wayleave and use pertaining to the subjects in this Title and without prejudice to the forgoing generality the whole rights of access, servitude, wayleave and use reserved to the proprietors of the subjects in this Title as specified in the Dispositions in Entries 1 and 2 of the Burdens Section.

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Section B**FFE36805**

Proprietorship

KENNETH MACDOUGALL WAUGH and CATRIONA WILLIAMSON WAUGH both 12 Glenlockhart Bank, Edinburgh, EH14 1BL and YORSSAS (TRUSTEES) LIMITED incorporated under the Companies Acts, (Registered Number 06147546), Registered Office at Axis House, Nepshaw Lane South, Gildersome Morley, Leeds, West Yorkshire LS27 7JQ as Trustees of the FESTIVAL INNS LIMITED SSAS.

Entry number	1
Date of registration	22-10-2012
Date of Entry	18-10-2012
Consideration	£495,000

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Section C**FFE36805**

Securities

Entry number	1
Specification	Standard Security by said KENNETH MACDOUGALL WAUGH and CATRIONA WILLIAMSON WAUGH and YORSSAS (TRUSTEES) LIMITED as Trustees of the FESTIVAL INNS LIMITED SSAS to LLOYDS TSB SCOTLAND plc, (incorporated in Scotland registered company number 95237), a company incorporated under the Companies Acts, Registered Office Henry Duncan House, 120 George Street, Edinburgh EH2 4LH.
Date of registration	22-10-2012

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Section D

FFE36805

Burdens

Number of Burdens: 2

Burden 1

Disposition by John Potter and another to Alistair Maxwell Wingate Davidson and another and their assignees and disponees, recorded G.R.S. (Fife) 11 May 1990, of 29 Main Street, North Queensferry, contains the following rights and burdens which may affect the subjects in this Title:

(First)

A servitude to lay use and maintain and where necessary repair or relay any drains, sewers, water, gas electricity, telephone or other pipes or cables which serve the subjects hereby disposed in or over the subjects retained by us, with right to free access over and to open up the ground of the said subjects retained for such purposes and that without us or our successors in the said subjects retained having any claim for compensation, provided always that when exercising the right our said disponees shall restore any damage to the surface of the said subjects retained caused by their operations:

(Second)

In respect that there are, or may be constructed in or over the subjects hereby disposed drains, sewers, water, gas, electricity, telephone or other pipes or cables which serve the dwellinghouse to be constructed on the plot of ground hereby disposed, and the subjects to be built on the retained subjects, there is reserved to us and our successors a servitude right to lay use and maintain and when necessary repair or relay any of the foregoing service connections in or over the said plot of ground hereby disposed or part thereof, with right to free access over and to open up the ground hereby disposed for such purposes and that without our said disponees and their foresaids having any claim for compensation, provided always that when exercising the right we shall restore any damage to the surface of the subjects hereby disposed caused by our operations, and

(Third)

Our said disponees and their foresaids shall along with us and our successors of the remaining subjects retained by us be liable for a one-half share of the repairs to any common drains, sewers, and water gas electricity and telephone cables and any common parts serving the dwellinghouses to be built on the subjects hereby disposed and the subjects retained by us.

Burden 2

Disposition by John Potter and another to Eric Graham Valentine and his executors, assignees and disponees, registered 30 Apr. 1996, of 27 Main Street, North Queensferry, contains the

following burdens which benefit the subjects in this Title:

(First)

There is reserved to us and our foresaids a right of pedestrian access over the subjects hereby disposed on all necessary occasions and upon giving appropriate notice for the purposes of repairing and maintaining the face of the hotel wall of The Albert Hotel, North Queensferry and the face of a stair as also the repair of any pipes, cables, drains or sewers which may serve the subjects in this Title and the said The Albert Hotel;

(Second)

There is reserved to us and our foresaids and any guests for the time being of the said The Albert Hotel, a right of egress in cases of emergency only over the area of ground tinted blue on the Title Plan.

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LAND REGISTER
OF SCOTLAND

Officer's ID / Date

2363
23/12/1999

TITLE NUMBER

FFE36805



ORDNANCE SURVEY
NATIONAL GRID REFERENCE

70m

NT1380

Survey Scale

1/2500

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